

Minutes of the PLANNING COMMITTEE held in the Council Chamber, Town Council Offices, Bradbourne Vale Road, Sevenoaks on Monday 17th February 2014 at 7pm

Present:

Committee Members

Cllr S Arnold	Present	Cllr A Eyre	Present
Cllr C L L Baker	Present	Cllr R M C Hogarth	Present
Cllr N J L Busvine OBE	Present	Cllr Mrs M A London	Present
Cllr J M Canet	Present	Cllr R J Parry	Present
Cllr G R S Clack	Left 8:10	Cllr R L Piper	Apologies
Cllr A S Clayton	Apologies	Cllr S G Raikes - Chairman	Present
Cllr Mrs M E Crabtree - Vice Chairman	Left: 8:01	Cllr P E Towell	Present
Cllr Mrs A E Dawson	Apologies	Cllr Mrs P C Walshe	Arr: 7:08

Deputy Town Clerk
Committee Clerk

PUBLIC QUESTION TIME

None

411 REQUESTS FOR DISPENSATIONS

No requests were received.

412 DECLARATIONS OF INTEREST

Cllr Mrs Crabtree declared an interest in any matters pertaining to Kent County Council

Cllr Raikes declared a non-pecuniary interest in the following applications:

- i. (8iv) 14/00211/WTPO – 58 Hitchen Hatch Lane
- ii. (8xii) 14/00129/WTPO – Ampney 1A Carrick Drive
- iii. [23] 14/00184/HOUSE – Mimosa House, Wildernesse Avenue – Abstained from voting

Cllr Mrs Crabtree declared a non-pecuniary interest in application

- i. (8ix) 13/00147/WTPO – The New School at West Heath – Abstained from voting

Cllr Parry declared a pecuniary interest in the following application and abstained from discussion and voting:

- i. (8x) 14/00152/WTPO – 12 Burntwood Road

413 DECLARATIONS OF LOBBYING

Cllr Raikes declared he had been lobbied in respect of the following application:

- i. (8xi) 14/00150/WTPO – Little Combe, Wildernesse Avenue

414 MINUTES

It was **RESOLVED** that the minutes of the Planning Committee meeting held on Monday 3rd February 2014 previously approved at Council on the 10th February 2014 be received and signed.

415 CONSULTATIONS

(a) Draft Kent Minerals and Waste Local Plan 2013 - 2030 pre submission

The Committee received and noted the draft Kent Minerals and Waste Local Plan 2013 - 2030 pre submission.

It was **RESOLVED** that Sevenoaks Town Council welcome the consultation noting that it had no comment to make on the document.

(b) Road Casualty Reduction Strategy for Kent 2014 – 2020 Consultation

The Committee received and considered the Road Casualty Reduction Strategy for Kent 2014 – 2020.

It was **RESOLVED that** the following comments be forwarded in response to the consultation:

- i. The return on investment should be one of the concerns when considering the funding of initiatives set out in the document.
- ii. Ref A2.1 / A10.1 – Sevenoaks Town Council request that KCC also commit to support other organisations in bidding for funds where the initiative seeking funding would help meet aims set out in the document.
- iii. Ref A4.1 – Sevenoaks Town Council noted that the 33% reduction in the KSI figure from the 2004-2008 average had almost been met by 2014 and questioned whether KCC should use this opportunity to set a more ambitious target for KSI reduction e.g. 40%, in line with the Child KSI target.

416 FLOODING IN SEVENOAKS

The Committee received and noted an email concerning flooding in Sevenoaks District.

It was noted that it was not clear from the email what capacity the sender was acting in and the extent to which the information gathered would be used.

It was **RESOLVED that** it be suggested the sender contact KALC who would be able to give a more authoritative response and that any information obtained should also be forwarded onto KCC Highways and Transportation.

417 SEVENOAKS RAILWAY SERVICES

The Committee received and considered a letter from the Sevenoaks Rail Travellers Association on the issues facing rail users.

It was **RESOLVED that**:

- i. Representation be made to South Eastern to request that the standard Sevenoaks timetable be reinstated immediately (currently the off peak xx29 and xx59 are skipping Sevenoaks in attempt to recoup time lost between Hastings and Tunbridge Wells)
- ii. Contact be made with the MP to request assistance lobbying the DfT to ensure that all fast services from Sevenoaks are maintained.
- iii. Contact be made with KCC and SDC to request support in lobbying to ensure the retention of all fast services from Sevenoaks.

418 ROAD CLOSURE NOTICES

The Committee received and noted the following road closure notice:

- i. Bradbourne Vale Road, between Bradbourne Road and St Johns Hill, 6th – 16th May 2014, 9pm until 5am (excluding weekends)

419 TREE WORK

(a) The Committee received and considered tree work applications received from the Sevenoaks District Council during the two weeks ending 13th February 2014:

It was **RESOLVED** that the following comments be forwarded to Sevenoaks District Council:

- i. 14/00243/WTPO – 29 Kippinton Road – Cllr Eyre
T20 - Beech - Crown reduce by approx. 20% removing 2-3m of growth, leaving balanced and aesthetically shaped. Tree is very large and has co-dominant stems with included bark. (TPO)
Sevenoaks Town Council recommended approval.
- ii. 14/00253/WTCA – 4 Granville Road – Cllr Busvine
Various works to trees (CA).
Sevenoaks Town Council recommended refusal unless the Arboricultural Officer confirms that the proposed works constitutes good husbandry, and will not be injurious to the trees, especially works to T9 and T12.
- iii. 14/00242/WTCA – 16 Dartford Road – Cllr Clayton
Large conifer - Dismantle to near ground level. Front Garden The tree has outgrown the space it occupies and the roots are visibly damaging the drive surface. It is also blocking light to the property being on the south side of the house. (CA)
Sevenoaks Town Council recommended approval subject to the Arboricultural Officer being satisfied with the proposed work and a suitable replacement tree being planted.
- iv. 14/00211/WTPO – 58 Hitchen Hatch Lane – Cllr Raikes
Fell 1 Sycamore tree. Cut back branches of 1 Oak tree. Reduce canopy to 1 Oak tree by approx 30% (WTPO)
Sevenoaks Town Council recommended approval for the felling of the Sycamore and cutting back of branches of the Oak, but refusal for the canopy reduction of the Oak unless the Arboricultural Officer is satisfied that the works are necessary.
- v. 13/03873/WTCA – Spring Cottage, Clenches Farm Road – Cllr Parry
Various works to trees in a conservation area.
Sevenoaks Town Council recommended approval.
- vi. 14/00178/WTCA – 37 Vine Court Road – Cllr Clack
T1 - sycamore - fell and poison (Conservation Area).
Sevenoaks Town Council recommended approval.
- vii. 14/00170/WTCA – 33 Vine Court Road – Cllr Clack
Crown lift of one Beech tree to 5.2m above ground level; cut back encroachment from building to give a 3.0m clearance and clear BT lines. (CA)
Sevenoaks Town Council recommended approval subject to the Arboricultural Officer being satisfied that there will be no detrimental impact on the health of the tree due to crown lift.
- viii. 14/00149/WTPO – 22 Kippington Road – Cllr Parry
Various works to trees
Sevenoaks Town Council recommended approval.
- ix. 14/00147/WTPO – The New School at West Heath – Cllr Parry
Various works to trees
Sevenoaks Recommended approval for works to T1, refusal for felling of T2 unless the Arboricultural Officer is satisfied the tree's health necessitates removal, and refusal for works to T3.
- x. 14/00152/WTPO – 12 Burntwood Road – Cllr Eyre
Work to 1 Oak Tree
Sevenoaks Town Council recommended approval.

- xi. 14/00150/WTPO – Little Combe, Wildernesse Avenue – Cllr Mrs Crabtree
Fell 1 no. Lime located in centre of the access drive.
Sevenoaks Town Council recommended refusal.
//Informative: it was noted that the applicants neither own the tree nor have they made contact with the owners//
- xii. 14/00129/WTPO – Ampney 1A Carrick Drive – Cllr Hogarth
Works to 2 Castanea Sativa trees (TPO)
Sevenoaks Town Council recommended approval for the pruning of branches of the Chestnut trees, and refusal for the felling of the Beech tree unless the Arboricultural Officer considers that the tree poses a danger to the house.
- xiii. 14/00177/WTPO – Santillana Solefields Road – Cllr Eyre
Fell one Douglas Fir tree to near ground level. (TPO)
Sevenoaks Town Council recommended refusal unless the Arboricultural Officer is convinced the tree is unsafe as stated in the application.

420 PLANNING APPEALS

(a) The Committee received and noted the following Householder appeals had been submitted:

- i. 14/2212197 – 20 Quakers Hall Lane

(b) The Committee received and considered notification of the appeal venue and date for the following planning appeal:

- i. 13/2209911 – Land North of Bourchier Close

It was **RESOLVED** that Cllr Mrs London would represent the Town Council.

(c) The Committee received and noted that the inspector had dismissed the following appeals:

- i. 13/2197186 - Mill House, Mill Lane

421 PLANNING APPLICATIONS

The meeting was reconvened and the Committee considered planning applications received from the Sevenoaks District Council during the two weeks ending 13th February 2014 and it was **RESOLVED** that the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

422 PRESS RELEASE

It was **RESOLVED** that a press release be issued on Sevenoaks Town Council's objection to any loss of fast train services from Sevenoaks to London.

The meeting closed at 8:23pm

CHAIRMAN

Planning Applications Considered

Applications considered on 17-2-14

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03111/FUL	Mr A Byrne 26/02/2014	Cllr Mrs London	Mr G Bunce 01622 6911
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr P Watkins		Land North Of	Bourchier Close	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/02/14

Erection of 66 bed class C2 nursing home.

SE/13/03111/FUL - Amended plan

The following additional information has been received: Amendments proposed regarding access to the open space and provision of a play area; landscape and visual impact assessment; additional information to support transport statement; additional ecology information and further statement on drainage and flood risk.

Sevenoaks Town Council recommended refusal on the following grounds:

- i. Over intensive use of the site**
- ii. The excessive bulk and mass would have a detrimental impact on the residential area**
- iii. The development would result in the loss of an important area of green space within the Town, contrary to saved policy EN9 of the Sevenoaks Local Plan and SP1 of the Sevenoaks Core Strategy**
- iv. Insufficient onsite parking has been provided**
- v. The proposed egress onto Sevenoaks High Street is unsuitable for the number of traffic movements which would arise from the proposed development**
- vi. The Town Council remains concerned about localised flooding and drainage in the area, noting that the development is situated above the Sevenoaks Railway tunnel.**

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03337/HOUSE	M Holmes 21-02-2014	Cllr Raikes	Mr J Tombs 07880 79422
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr R Hosiene			20 Mount Harry Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/02/14

Demolition of a single storey side extension (East) to facilitate a new single storey side extension with four velux windows to rear elevation. Erection of a two storey side extension (West). Alterations to fenestration.

SE/13/03337/HOUSE - Amended plan

Internal alteration to layout of first floor of side extension so that bedroom is to the front and bathroom is to the rear.

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 17-2-14

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03347/FUL	M Holmes 28-02-2014	Cllr Mrs London	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr P Bland		Bamptons	2 Crownfields	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/02/14
<p>Demolition of existing bungalow. Erection of part two/three storey detached 5 bedroom house with associated garaging and parking.</p> <p>SE/13/03347/FUL - Amended plan</p> <p>Level changes made and elevational amendments made to bring the development in line with the approved scheme.</p> <p>Amended proposal description:</p> <p>Demolition of existing bungalow. Erection of part two/three storey detached 5 bedroom house with associated garaging and parking. As amended by plans received 06.02.14.</p>				

Sevenoaks Town Council recommended approval.

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03601/FUL	B Phillips 20-02-2014	Cllr Clack	SJM Planning 07974 274
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr G Keys		Land To The North Of	1 Pinewood Avenue	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				31/01/14
<p>Demolition of existing detached garage; Erection of one detached dwelling to rear of existing property.</p>				

Sevenoaks Town Council recommended refusal on the following grounds:

- i.The proposal would result in there being insufficient amenity space for both the new property and the donor property**
- ii.Overdevelopment of the site**
- iii.Unneighbourly to no.3 Pinewood Avenue**
- iv.Injurious to the Street Scene**
- v..The design of the proposed building does not follow guidance set out in the Residential Character Area Assessment SPD.**

Planning Applications Considered

Applications considered on 17-2-14

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03673/CAN	H Broughton 03-03-2014	Cllr Clack	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
BT Payphones		Telephone Box North West Of	8 St Johns Hill	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/02/14
Removal of BT public payphone.				
SE/13/03673/CAN - Amended plan				
Second round of consultation.				

Sevenoaks Town Council unanimously recommended approval.

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03713/HOUSE	M Holmes 21-02-2014	Cllr Mrs Dawson	Mr Wyatt Glass 832430
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Groves		Amberley	Linden Chase	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/02/14
Demolition of existing conservatory, erection of ground floor side and rear extensions. Attached double garage, alterations to fenestration, ground floor rear deck with ballustrade, front ballustrade and driveway.				

Sevenoaks Town Council unanimously recommended approval subject to matching materials being used.

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03789/HOUSE	B Phillips 20-02-2014	Cllr Parry	Mrs C Austin 07866 9622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr G Hooper			39 Brittain's Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				31/01/14
Double storey side extension. New roof and render to existing study / garage block				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 17-2-14

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/13/03857/FUL	M Holmes 13-02-2014	Cllr Clack	Mr S Hiscocks 463916
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ms L Seely			24 St Johns Hill	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14

Demolition of existing double storey garage/store and single storey construction. To provide two buildings separated by a new courtyard. The existing first floor flat is to be refurbished with the ground floor use class A1 to be converted to C3 and double storey warehouse building at the back of the site to be converted from use class A1 to C3 to provide 1no 2 bed flats, 1no 3 bed flat and a 2 bed mews house.

SE/13/03857/FUL - Amended plan

Minor amendments to elevations and front boundary treatment

Amended proposal description:

Demolition of existing double storey garage/store and single storey construction. To provide two buildings separated by a new courtyard. The existing first floor flat is to be refurbished with the ground floor use class A1 to be converted to C3 and double storey warehouse building at the back of the site to be converted from use class A1 to C3 to provide 1no 2 bed flats, 1no 3 bed flat and a 2 bed mews house. As amended by plans received 20.01.14.

Sevenoaks Town Council recommended approval.

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00015/HOUSE	H Tribe 25-02-2014	Cllr Parry	Mr D Horn 01689 836855
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Ord			75 Solefields Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				06/02/14

Demolition of existing conservatory and the erection of a single storey rear extension.

Sevenoaks Town Council recommended approval.

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00017/HOUSE	N Thompson 14-02-2014	Cllr Clayton	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Parkin			7 Pinewood Avenue	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14

The erection of a first floor extension with alterations to the rear and west fenestration.

Sevenoaks Town Council unanimously recommended approval subject to the Planning Officer being satisfied there will be no loss of amenity to adjoining properties.

Planning Applications Considered

Applications considered on 17-2-14

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00019/HOUSE	H Broughton 24-02-2014	Cllr Piper	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Blackmore			5 Chichester Drive	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/02/14
The erection of a two storey side extension.				

Sevenoaks Town Council recommended approval.

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00033/HOUSE	N Thompson 17-02-2014	Cllr Baker	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Wood			24 Lambarde Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/01/14
Demolish and rebuild single story, flat-roofed triple garage block at bottom of garden.				
SE/14/00033/HOUSE - Amended plan				
Amended floor plans				

Sevenoaks Town Council recommended approval.

13	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00036/FUL	H Broughton 24-02-2014	Cllr Eyre	Mr D Shaw 01342 838060
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Golding			31 Garth Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/02/14
Demolition of existing dwelling and garage. Erection of new detached dwelling and garage, with associated landscaping.				

Sevenoaks Town Council recommended refusal unless the dormer window for bedroom no.5 is replaced with a velux window.

Planning Applications Considered

Applications considered on 17-2-14

14	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00055/HOUSE	H Broughton 13-02-2014	Cllr Parry	Mr D Burr 742200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr G Bullock			130 Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
<p>Garden store with two roof lights attached to existing garage to front of property.</p> <p>SE/14/00055/HOUSE - Amended plan</p> <p>Amended plans received 22-01-14</p> <p>Amended proposal description:</p> <p>Garden store with two roof lights attached to existing garage to front of property. Amended plans received 22.01.14.</p>				

Sevenoaks Town Council recommended approval.

15	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00068/FUL	M Holmes 13-02-2014	Cllr Mrs Crabtree	Mr A Hicken 01622 77622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Sparrow		Bambi Cottage	Parkfield	Wilderness
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
<p>Demolition of existing workshop and garage, construction of replacement dwelling with attached garage.</p>				

Sevenoaks Town Council recommended approval subject to the Conservation Officer being satisfied that:

- i. The design and materials are in keeping with the Conservation Area**
- ii. There will be no loss of amenity to neighbouring properties**
- iii. The application will not be contrary to any conditions attached to previous grants of permission**

16	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00070/HOUSE	H Broughton 19-02-2014	Cllr Eyre	Mrs C Austin 07866 9622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr L Esterhuizen			1 Littlecourt Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
<p>Partial demolition of existing ground floor rear extension and erection of first floor side extension and two storey rear extension with twin pitched roof, first floor rear balcony with timber and metal balustrade.</p>				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 17-2-14

17	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00091/HOUSE	N Thompson 19-02-2014	Cllr Canet	Mrs C Austin 07866 9622
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr C Weston-Simons			27 Bosville Drive	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				31/01/14
Demolition of existing side extension and the erection of a single storey side extension with lantern roof light.				

Sevenoaks Town Council recommended approval.

18	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00115/HOUSE	H Broughton 19-02-2014	Cllr Baker	Mr R Turner 0783621905
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr R Coombs			3 Pontoise Close	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
Demolition of an existing side garden store to facilitate the erection of a single storey side extension and internal alterations.				

Sevenoaks Town Council recommended approval.

19	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00122/HOUSE	M Holmes 26-02-2014	Cllr Parry	Mrs O Maddison 669131
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs J O'Sullivan		Canes	Hopgarden Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				06/02/14
Enlarged entrance porch to front, enlarged glazed opening and new decked area to rear, with flue for the wood burning stove to rear roof.				

Sevenoaks Town Council recommended approval.

20	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00140/HOUSE	B Phillips 18-02-2014	Cllr Towell	Mr D Kenvin 350237
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs A L Fitch			45 Oakdene Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/01/14
The erection of a front porch.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 17-2-14

21	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00165/ADV	B Phillips 19-02-2014	Cllr Hogarth	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr P Clarke		St Johns Community Mental He	1 St Johns Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
Installation of Fabricated Aluminium composite sign panel 4mm thick, set with 20mm deep channel fixings riveted to rear. Mounted to 76mm diameter steel PVC coated posts.				

Sevenoaks Town Council recommended refusal as the size of the sign would have a detrimental impact on the setting of the neighbouring Conservation Area and be injurious to the street scene.

22	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00167/ADV	J Russell 19-02-2014	Cllr Busvine	Mrs D Pitt 01527 504276
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
The Boots Company PLC		Boots Opticians Ltd	110 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				30/01/14
1 x Non Illuminated Folded Aluminium Fascia ,1x Non Illuminated traditional Hanging Sign.				

Sevenoaks Town Council recommended approval.

23	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00184/HOUSE	B Phillips 26-02-2014	Cllr Mrs Crabtree	Mr M Barrett 452200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Cosgrove		Mimosa House	Wilderness Avenue	Wilderness
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				06/02/14
Erection of a second floor roof front and side extension to accommodate loft conversion, insertion of three eyebrow dormer windows on front elevation, insertion of three eyebrow dormer windows and two conservation grade roof lights on the rear elevation. Alterations to fenestration and internal alterations.				

Sevenoaks Town Council recommended refusal on the grounds that the proposed design, especially the inclusion of eyebrow dormers, is out of keeping with the conservation area and would not enhance the street scene

24	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00191/HOUSE	H Broughton 21-02-2014	Cllr Busvine	Mr D Burr 742200
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs C Gale			66 Granville Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				03/02/14
Removal of steel staircase and infill doorway to right flank elevation, demolition of single storey rear extension and erection of single storey rear extension with 4 roof lights.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 17-2-14

25	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00193/LDCEX	A Seare 14-02-2014	Cllr Parry	Mr J Simmons 07760 495 445
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr N Tansley			27 Britains Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/01/14
Confirmation that the works commenced, erection of an oak framed garden room including an enclosed shed for storage and open fronted timber garden room, falls within permitted development.				

Sevenoaks Town Council consider that the works fall within permitted development rights.

26	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00204/HOUSE	B Phillips 27-02-2014	Cllr Eyre	A Jackson 851800
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs R Appleford			80 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/02/14
The erection of a single storey side & rear extension.				

Sevenoaks Town Council recommended approval.

27	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00269/HOUSE	B Phillips 26-02-2014	Cllr Eyre	Mr R Sonnex 455066
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr D Rose			74 Brattle Wood	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/02/14
The erection of a two storey extension to the front elevation and new tiled porch.				

Sevenoaks Town Council recommended approval.

28	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/14/00280/HOUSE	J Russell 28-02-2014	Cllr Eyre	Sandra Lynch
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs G Gorrill			25 The Rise	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/02/14
Demolition of existing garage and erection of single storey extension with room in roof, including roof light. Raising of the roof height to incorporate first floor and conversion of roof space to include two front dormers and roof lights. The erection of single storey rear extension with atrium roof.				

Sevenoaks Town Council unanimously recommended approval.