

20th March 2019



You are summoned to attend a meeting of the PLANNING COMMITTEE, to be held at 7pm in the Council Chamber at the address below on **Monday 25th March 2019**.

Town Councillors are reminded that they have a duty to state a Declaration of Interest prior to the appropriate agenda item and to consider the Crime and Disorder Act 1998 s.17 when reaching a decision.

Please note that the proceedings of this meeting may be recorded in line with regulations set out in the Openness of Local Government Bodies Regulations 2014. A copy of Sevenoaks Town Council's procedure for the recording meetings is available online at sevenoakstown.gov.uk or by request. Members of the public addressing the Committee but not wishing to be recorded should put this request to the Clerk at the earliest possible opportunity.

Town Clerk

Committee Members

Cllr Arnold
Cllr Busvine OBE
Cllr Canet
Cllr Chakowa
Cllr Clayton
Cllr Eyre – **Vice Chairman**
Cllr Hogarth
Cllr Mrs Parry

Cllr Parry
Cllr Parson
Cllr Piper – **Chairman**
Cllr Raikes
Cllr Schneider
Cllr Towell
Cllr Waite
Cllr Walshe

PUBLIC QUESTION TIME

To enable members of the public to make representation or to put questions to the Committee on any planning matters, with the exception of individual planning applications which will be considered under a later agenda item.

Town Council Offices
Bradbourne Vale Road
Sevenoaks Kent TN13 3QG

tel: 01732 459 953 fax: 01732 742 577
email: council@sevenoakstown.gov.uk
web: sevenoakstown.gov.uk



AGENDA

- 1 APOLOGIES FOR ABSENCE
To receive and note apologies for absence.
- 2 REQUESTS FOR DISPENSATIONS
To consider written requests from Members which have previously been submitted to the Town Clerk to enable participation in discussion and voting on items for which the Member has a Disclosable Pecuniary Interest. (s.31 & s.33 of the Localism Act 2011)
- 3 DECLARATIONS OF INTEREST
To receive any disclosures of interest from Members in respect of items of business included on the agenda for this meeting.
- 4 MINUTES
To approve and sign the minutes of the Planning Committee meeting held on 11th March 2019.
- 5 TREE PRESERVATION ORDER
To receive and note the District Council has made an application for a TPO at Rhododendrons, 73 Kippington Road, TN13 2LN. Deadline for comment: 12/4/19.
- 6 STREET NAMING & NUMBERING
To receive and note the District Council has proposed two names for the new development to the rear of Buckhurst 2 car park. Deadline for comment: 19/4/19.
- 7 PLANNING APPLICATIONS
 - (a) To receive and note comments made on applications considered under Chairman's Action, submitted to Sevenoaks District Council.
 - (b) The meeting will be adjourned to enable members of the public, by prior arrangement, to speak on individual planning applications which are on the current agenda.
Members of the public wishing to speak and address the Planning Committee must register to do so with the Town Council by 12 noon on the date of the meeting, stating that they wish to speak.
 - (c) The meeting will be reconvened to consider planning applications received during the two weeks ending 19th March 2019.
- 8 PRESS RELEASES
To consider any agenda item which would be appropriate for a press release.

Minutes of the PLANNING COMMITTEE meeting held in the Council Chamber, Town Council Offices, Bradbourne Vale Road, Sevenoaks, on Monday 11th March 2019 at 7.00pm.

Present:

Committee Members

Cllr Arnold	Present	Cllr Parry	Present
Cllr Busvine OBE	Apologies	Cllr Parson	Left: 8.00pm
Cllr Canet	Apologies	Cllr Piper - Chairman	Present
Cllr Chakowa	Present	Cllr Raikes	Present
Cllr Clayton	Present	Cllr Schneider	Apologies
Cllr Eyre – Vice Chairman	Present	Cllr Towell	Arrived: 7.05pm
Cllr Hogarth	Present	Cllr Waite	Arrived: 7.25pm
Cllr Mrs Parry	Present	Cllr Walshe	Apologies

Also in attendance:

Deputy Town Clerk

7 members of the public

PUBLIC QUESTION TIME

None

480 REQUESTS FOR DISPENSATIONS

No requests for dispensations had been received.

481 DECLARATIONS OF INTEREST

There were no declarations of interest.

482 DECLARATIONS OF LOBBYING

Cllr Hogarth declared he had been lobbied in respect of Tanglewood, Parkfield.

483 MINUTES

The Committee received the minutes of the Planning Committee meeting held on 25th February 2019

RESOLVED: That the minutes be received and signed subject to the following amendment: 19/00132/FUL the Mill Lane Centre: Recommendation to read, "... with circa **600** seats in the main hall."

484 APPEALS

The Committee received and noted the following appeal decision:

- i) 17/03435/FUL – Land west of the Croft, Bradbourne Vale Road (appeal dismissed)

485 PLANNING APPLICATIONS

- a) The Committee received and noted planning applications considered under Chairman's Action, submitted to Sevenoaks District Council.

- b) The meeting was adjourned to allow members of the public to speak on the following item for three minutes:
 - a. The Royal Oak Hotel – For
- c) The meeting was reconvened, and the Committee considered planning applications received during the two weeks ending 5th March 2019. **It was RESOLVED that** the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

486 PRESS RELEASES
None.

Finished: 8:22pm

Signed
Chairman

Dated

Planning Applications Considered

Applications considered on 11-3-19

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	18/02951/HOUSE	E Gore 21-12-18	Parry	N Mulholland 0758300200
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Fell		41 Garth Road	Kippington	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			22/02/19	
Roof alterations, loft conversion and internal alterations 18/02951/HOUSE - Amended plan Amended proposal description and side elevations.				

Sevenoaks Town Council recommended approval.

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	18/03492/FUL	Natalie Rowland 17-12-2018	Cllr Parry	Open Arch. 779580
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Mr Locke	Land Rear Of Kipp Cottage	61 Kippington Road	Kippington	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			22/02/19	
Proposed new dwelling. 18/03492/FUL - Amended plan Certificate B received.				

Sevenoaks Town Council recommended approval.

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	18/03684/HOUSE	E Gore 27/12/18	Waite	SevenoaksPlans 240140
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Huppach		41 Hillingdon Rise	Eastern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			05/03/19	
First floor rear and side extension, proposed new rear dormer in the loft; proposed new roof at side. Alterations to fenestration rooflights and solar panels. New internal layout at ground floor. 18/03684/HOUSE - Amended plan Revisions to clarify side elevation.				

Sevenoaks Town Council recommended refusal on the following grounds:

- Gross overdevelopment of the site
- Loss of privacy to neighbouring gardens
- Insufficient parking
- The inclusion of floor to ceiling windows and juliette balconies would have an unacceptable impact on neighbouring properties.

Planning Applications Considered

Applications considered on 11-3-19

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	18/03836/FUL	Alexis Stanyer 23-01-2019	Cllr Piper (Chairman OOW)	Mrs Richardson 01892 50 8888
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Bakumawicz		Tanglewood	Parkfield	Wildernessee
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				27/02/19

Modifications to roof structure to facilitate two storey side and rear extension including loft conversion with skylights. Conversion of garage into habitable space. Alterations to fenestration. Associated landscaping works.

Amended Plan (Information Only) received from SDC 04-01-2019:

Following the assessment of the documentation, it was concluded that the proposed development should be progressed under householder procedure instead of FUL application, thus the suffix of the application was altered from FUL to HOUSE.

18/03836/HOUSE - Amended plan

Amended Application Form, Planning Statement and Statement of Community Involvement received on 21-01-2019.

The suffix has been changed back from HOUSE to FUL.

The proposal description has been amended to:

Remodelling of existing dwelling, raising of roof height and erection of two storey side and rear extension.

18/03836/FUL - Amended plan

Remodelling of existing dwelling, raising roof height and erection of two storey side and rear extension.

Sevenoaks Town Council recommended refusal as the proposal fails to preserve or enhance the Conservation Area and is out of keeping with the last adopted Wildernessee Design Statement. //Informative: Due to the important questions this application raises on contemporary architecture within conservation areas the Town Council requests that this application is determined by the Development Control Committee to ensure the matter is debated in a public democratic environment.//

Planning Applications Considered

Applications considered on 11-3-19

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	18/03953/HOUSE	Rebecca Fellows 22-02-2019	Cllr Piper	Mrs Austin 07866 962268
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Sharma			7 Brattle Wood	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				27/02/19
Demolition and erection of new detached dwelling with integral garage and reconfiguration of rear garden in stepped terraces. 18/03953/HOUSE - Amended plan This application is for a detached dwelling. The suffix has been changed from HOUSE to FUL.				

Sevenoaks Town Council recommended approval.

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00146/HOUSE	Holly Pockett 14/3/19	Cllr Eyre	n/a
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Stoney		Oast House	10 Brittain Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				22/02/19
Erection of summer house.				

Sevenoaks Town Council recommended approval.

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00159/FUL	Sean Mitchell 14/3/19	Cllr Eyre	Open Architecture 01732 776500
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Cox		Hardres Lodge	56 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/02/19
Creation of two new dwellings within the curtilage of Hardres Lodge, formation of new access from Oakhill Road and associated landscaping.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 11-3-19

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00172/HOUSE	R Fellows 07/03/19	Eyre	DGA Arch 01743272265
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Stratten			25 The Rise	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				22/02/19
Erection of a single-storey detached garage with log store. Access relocated. Erection of electric gates. Replacement driveway and associated landscaping. 19/00172/HOUSE - Amended plan The garage has been amended to accommodate two vehicles and the front gates have been moved further away from the highway.				

Sevenoaks Town Council recommended approval.

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00237/HOUSE	Rebecca Fellows 27-02-2019	Cllr Mrs Parry	Mr R Trute 07540 651867
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr C Chandler			16 Otford Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				22/02/19
Demolition of existing outbuilding (store). Erection of single storey rear extension with skylights. 19/00237/HOUSE - Amended plan Revised plans received.				

Sevenoaks Town Council recommended approval.

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00284/FUL	Sean Mitchell 13/3/19	Cllr Parson	Mr John Collins 01622 77 6666
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ascoe Properties Ltd		The Royal Oak Hotel	High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/02/19
Conversion, refurbishment and repair and change of use of the existing public house/hotel into residential accommodation and demolition of the 2 No. modern conservatories from the Listed Building, demolition of the modern building to the rear of the site and construction of new residential accommodation with amendments to access, parking and landscaping.				

A motion to recommend approval subject to the conservation officer being satisfied with the proposals was proposed, seconded and LOST.

Sevenoaks Town Council resolved to recommended refusal on the following grounds:

- The proposed would represent a loss of employment space within the Town
- The proposal would result in the loss of much needed visitor accommodation in the Town, required to support tourism and support economic development
- The proposed new buildings are unsympathetic to the retained listed building and the surrounding area
- The proposals fail to improve or enhance the conservation area
- The parking provided is insufficient to meet the needs of future residents and visitors to the proposed flats.

Planning Applications Considered

Applications considered on 11-3-19

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00284/FUL	Sean Mitchell 13/3/19	Cllr Parson	Mr John Collins 01622 77 6666
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Ascoe Properties Ltd	The Royal Oak Hotel	High Street	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			05/03/19	
Conversion, refurbishment and repair and change of use of the existing public house/hotel into residential accommodation and demolition of the 2 No. modern conservatories from the Listed Building, demolition of the modern building to the rear of the site and construction of new residential accommodation with amendments to access, parking and landscaping. 19/00284/FUL - Amended plan Additional landscaping/biodiversity enhancement plans received.				

A motion to recommend approval subject to the conservation officer being satisfied with the proposals was proposed, seconded and LOST.

Sevenoaks Town Council resolved to recommended refusal on the following grounds:

- The proposed would represent a loss of employment space within the Town
- The proposal would result in the loss of much needed visitor accommodation in the Town, required to support tourism and support economic development
- The proposed new buildings are unsympathetic to the retained listed building and the surrounding area
- The proposals fail to improve or enhance the conservation area
- The parking provided is insufficient to meet the needs of future residents and visitors to the proposed flats.

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00285/LBCALT	Sean Mitchell 13/3/19	Cllr Parson	Mr John Collins 01622 77 6666
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Ascoe Properties Ltd	The Royal Oak Hotel	High Street	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			21/02/19	
Conversion, refurbishment and repair and change of use of the existing public house/hotel into residential accommodation and demolition of the 2 No. modern conservatories from the Listed Building, demolition of the modern building to the rear of the site and construction of new residential accommodation with amendments to access, parking and landscaping.				

A motion to recommend approval subject to the conservation officer being satisfied with the proposals was proposed, seconded and LOST.

Sevenoaks Town Council resolved to recommended refusal on the following grounds:

- The proposed would represent a loss of employment space within the Town
- The proposal would result in the loss of much needed visitor accommodation in the Town, required to support tourism and support economic development
- The proposed new buildings are unsympathetic to the retained listed building and the surrounding area
- The proposals fail to improve or enhance the conservation area
- The parking provided is insufficient to meet the needs of future residents and visitors to the proposed flats.

Planning Applications Considered

Applications considered on 11-3-19

13	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00285/LBCALT	Sean Mitchell 13/3/19	Cllr Parson	Mr John Collins 01622 77 6000
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Ascoe Properties Ltd	The Royal Oak Hotel	High Street	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			05/03/19	
Conversion, refurbishment and repair and change of use of the existing public house/hotel into residential accommodation and demolition of the 2 No. modern conservatories from the Listed Building, demolition of the modern building to the rear of the site and construction of new residential accommodation with amendments to access, parking and landscaping. 19/00285/LBCALT - Amended plan Additional landscaping/buidiversity enhancement plans received.				

A motion to recommend approval subject to the conservation officer being satisfied with the proposals was proposed, seconded and LOST.

Sevenoaks Town Council resolved to recommended refusal on the following grounds:

- The proposed would represent a loss of employment space within the Town
- The proposal would result in the loss of much needed visitor accommodation in the Town, required to support tourism and support economic development
- The proposed new buildings are unsympathetic to the retained listed building and the surrounding area
- The proposals fail to improve or enhance the conservation area
- The parking provided is insufficient to meet the needs of future residents and visitors to the proposed flats.

14	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00321/FUL	Emma Gore 21/03/19	Cllr Busvine	Real Design 01892 53332
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Treliving		30 London Road	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			03/03/19	
Change of use from retail to part retail and conversion of the upper parts to C3 residential use, and associated internal and external alterations.				

Sevenoaks Town Council recommended approval subject to the conservation officer being satisfied that the Grade II listed building is not adversely impacted and the planning officer being satisfied the ground floor retail unit is of a commercially viable size.

Planning Applications Considered

Applications considered on 11-3-19

15	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00322/LBCALT	Emma Core	Cllr Busvine	Real Design 01892 53332
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Treliving			30 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/03/19
Change of use from retail to part retail and conversion of the upper parts to C3 residential use, and associated internal and external alterations.				

Sevenoaks Town Council recommended approval subject to the conservation officer being satisfied that the Grade II listed building is not adversely impacted and the planning officer being satisfied the ground floor retail unit is of a commercially viable size.

16	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00332/FUL	Rebecca Fellows 19/03/19	Cllr Busvine	n/a
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Whitby		The Hardware Centre	43 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				27/02/19
Change of use from Retail to Mixed Use Retail and Cafe. Replace canopy with Victorian awning. Reinstate first floor window on south side. Installation of external air conditioning condensing unit and ventilation/extraction vents. Repaint the exterior.				

Sevenoaks Town Council recommended approval subject to the planning officer being satisfied sufficient noise attenuation measures are in place for the AC unit to protect neighbouring residential amenities.

17	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00348/HOUSE	Emma Gore 14/3/19	Canet	Butcher & Associates 017 93 95 4999
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Apps & Malia			25 Mill Lane	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				22/02/19
Removal of attached double garage and erection of two storey side extension and replacing flat roof with pitched.				

Sevenoaks Town Council recommended approval.

18	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00392/HOUSE	Alexis Stanyer 15/3/19	Cllr Waite	Harringtons 01732 74220
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Street			2 Westfield	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				25/02/19
Demolition of the detached garage and w.c. side extension and construct a two-storey side and single storey front and rear extensions.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 11-3-19

19	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00393/HOUSE	Alexis Stanyer 25/03/19	Cllr Parson	Cobden Arch. 01732 455 000
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Batley			5 Ashley Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/03/19
Demolition of existing single storey side/rear extension. Construction of 2 storey side and single storey rear extension. Formation of living accommodation within roof space.				

Sevenoaks Town Council recommended approval.

20	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00396/HOUSE	Alexis Stanyer 22/03/19	Cllr Eyre	Offset Architects 01732 7 50000
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Appleford			80 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/03/19
Demolition of existing double garage and access steps. Construction of new single storey extension, access steps and extra car parking spaces, a new first floor rear extension and an extended / reconfigured 2nd floor. Raising the roof and roof alterations. Replacement of windows.				

Sevenoaks Town Council recommended approval subject to the planning officer being satisfied there will be no loss amenity to neighbouring properties (78 and 82), and that sufficient noise attenuation measures are in place to ensure the cinema room will not impact neighbours or pedestrians on Oakhill Road.

//Informative: The Town Council notes that the proposal description does not accurately reflect the full extent of the works proposed//

21	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00421/HOUSE	Rebecca Fellows 20/03/19	Cllr Eyre	Harringtons 2006 01732 7 10000
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
McSweeney			14 Brattle Wood	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/02/19
To demolish the rear single storey extension and erect a single storey rear extension with a flat roof with two roof lights, a first-floor pitched roof front extension, rear dormer extension, reroof front porch and change elevational finishes.				

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 11-3-19

22	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00441/FUL	Sean Mitchell 21/03/19	Cllr Arnold	Robinson Escott Plng 016 016 22 62 22
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Rose	Blackhall Barns	Woodland Rise	Wildernesse	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			01/03/19	
The demolition of an existing dwelling and the construction of a new dwelling to incorporate an existing barn				

Sevenoaks Town Council recommended refusal as the proposal fails to preserve or enhance the character of the conservation area due to the loss of the original building fabric, the existing building and barn are an important feature of the street scene and the loss of original fabric will negatively impact this.

23	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00445/MMA	Alexis Stanyer 22/03/19	Cllr Piper OOW	Theis & Khan 01895 5180 01
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Sevenoaks Town Council	Sevenoaks Community Centre	Oxford Road	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			05/03/19	
Minor material amendment to application 18/02810/FUL.				

Sevenoaks Town Council declined to comment as it is the applicant.

24	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00452/MMA	Holly Pockett 21/03/19	Cllr Waite	Sevenoaks Plans 01732 2 18 11 18
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Huggill		102 St John's Hill	Eastern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			01/03/19	
Minor material amendment to 18/03428/HOUSE.				

Sevenoaks Town Council recommended approval.

25	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00475/HOUSE	Rebecca Fellows 25/03/19	Cllr Schneider	Sarah Granville Arch. 079 16 52 705
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Baxter		7 The Drive	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			05/03/19	
Single storey kitchen extension to replace existing side addition				

//Awaiting Chairman's Action//

Planning Applications Considered

Applications considered on 11-3-19

26	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/0383/FUL	Rebecca Fellows 15/3/19	Clr Parson	Howard Sharp & Ptnrs 01 799 450000
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Bouverie		The Vine Restaurant	11 Pound Lane	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				25/02/19
Change of use from Class A3 restaurant to Class B1(a) offices with associated parking.				

Sevenoaks Town Council recommended approval.

Mrs L Larter
Sevenoaks Town Council
Council Offices
Bradbourne Vale Road
Sevenoaks
Kent
TN13 3QG.

14 MAR 2019

BY: _____

Direct Line: 01732 227317
Ask for: Mr H. Walker
Your ref:
My ref: HW/TPO/04/2019
Email: harry.walker@sevenoaks.gov.uk

Date: 11th March 2019

Dear Mrs Larter,

IMPORTANT: THIS COMMUNICATION MAY AFFECT YOUR PROPERTY

Town and Country Planning Act 1990

Town and Country Planning (Tree Preservation) (England) Regulations 2012.

Sevenoaks District Council Tree Preservation Order No. 04, 2019.

This is a formal Notice to let you know that on the 11th of March, the Council made the above Tree Preservation Order.

A copy of the Order is enclosed. In simple terms, it prohibits anyone from cutting down, topping or lopping any of the trees described in the First Schedule and shown on the map without the Council's consent.

Some explanatory guidance on Tree Preservation Orders is available via the Council's website.

The Council have made the Order because of the amenity value and landscape benefits that this tree offers.

The Order took effect, on a provisional basis on the 11th March 2019. It will continue in force on this basis for a further 6 months or until the Order is confirmed by the Council, whichever first occurs.

The Council will consider whether the Order should be confirmed, that is to say, whether it should take effect formally. Before this decision is made, the people affected by the Order have a right to make objections or other representations about the trees that are covered by the Order. Please remember that any comments made are treated as a public document and can be made generally available.

If you would like to make any objections or other comments, please make sure we receive them in writing by **Friday 12th April 2019**. Your comments must comply with Regulation 4 of the Town and Country Planning (Trees) Regulations 1999, a copy of which is provided overleaf. Send your comments to Mr. H. Walker, Strategic Services Department, Sevenoaks District Council, Council Offices, Argyle Road, Sevenoaks TN13 1HG. All valid objections or representations are carefully considered by Members of the Development Control Sub Committee before a decision on whether to confirm the Order is made.

Chief Executive: Dr. Pav Ramewal

Council offices
Argyle Road
Sevenoaks
Kent TN13 1HG

t 01732 227000
e information@sevenoaks.gov.uk
DX30006 Sevenoaks
www.sevenoaks.gov.uk



INVESTORS
IN PEOPLE

Platinum
Until 2019

The Council will write to you again when that decision has been made. In the meantime, if you would like any further information or have any questions about this letter, please contact Mr. H. Walker, Telephone 01732 227317.

Yours sincerely,

A handwritten signature in dark ink, appearing to read 'H Walker', with a long, sweeping horizontal line extending to the right.

Mr H Walker
Assistant Arboricultural Officer

COPY OF REGULATION 4 OF THE TOWN AND COUNTRY PLANNING (TREES)
REGULATIONS 1999

Objections and representations

4. (1) Subject to paragraph (2), objections and representations;

- (a) shall be made in writing and
 - (i) delivered to the Authority not later than the date specified by them under Regulation 3(2)(C); or
 - (ii) sent to the Authority in a properly addressed and pre-paid letter posted at such time that, in the ordinary course of post, it would be delivered to them not later than that date;
- (b) shall specify the particular trees, groups of trees or woodlands (as the case may be) in respect of which the objections or representations are made; and
- (c) in the case of an objection, shall state the reasons for the objection.

4 (2) The Authority may treat as duly made objections and representations which do not comply with the requirements of paragraph (1) if, in the particular case, they are satisfied that compliance with those requirements could not reasonably have been expected.

552200

552300

Planning Agenda 25/3/19

154500

ON

154500

154400

154400

154300

154300



552200

552300


Sevenoaks
 DISTRICT COUNCIL

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 Ordnance Survey 100019428.

Tree Preservation Order

TPO 4 (2019)

Scale: 1:1,250

Date: March 2019

Rhododendrons, 73 Kippington Road, Sevenoaks, Kent, TN13 2LN

Produced by the GIS Team, Sevenoaks District Council

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The Town Clerk
Sevenoaks Town Council
Sevenoaks Town Council Offices
Bradbourne Vale Road
Sevenoaks
TN13 3QG

Tel No: 01732 227328
Ask for: Street Naming & Numbering
Email: street.naming@sevenoaks.gov.uk
My Ref: 19/00045/NEWDEV
Date: 19th March 2019

Dear Mrs Lartar

STREET NAMING & NUMBERING - SECTION 64 TOWN IMPROVEMENTS ACT 1847

Street Naming Consultation: Development Rear of Buckhurst 2 Car Park

Sevenoaks District Council has applied for a name for the new road in the forthcoming residential development east of the new Buckhurst Lane multi-storey car park.

Following discussions, a shortlist of two options has been compiled; one has a connection to the history of the town, the other reflects the location of the site and its views to the east. We are now consulting Sevenoaks Town Council for your views on the new name.

The suggestions are:

- Burlington Mews (Richard Boyle, Earl of Burlington, was an architect associated with the alms houses and school house)
- Arbour Mews (a leafy glade or bower shaded by trees, shrubs etc)

A plan of the development has been included for your reference.

In order to comply with national address standards (BS 7666) there are two key requirements on the potential choice of road name:

- The name chosen must not be similar to road names already in use in Sevenoaks, in order to reduce the potential for confusion to the emergency

Chief Executive: Dr. Pav Ramewal
Council Offices, Argyle Road, Sevenoaks, Kent TN13 1HG
Telephone: 01732 227000 DX 30006 Sevenoaks
Email: information@sevenoaks.gov.uk
www.sevenoaks.gov.uk

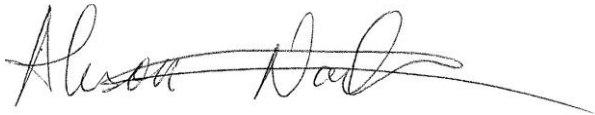


services or delivery companies. For this reason names beginning with Knole or Park cannot be used.

- The names of living people will not be used.

Please respond with your views by 19 April. If you have any queries, or are unable to meet this timetable, please do not hesitate to contact me.

Yours sincerely

A handwritten signature in black ink, appearing to read 'Alison Dadd', with a long horizontal flourish extending to the right.

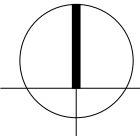
Street Naming & Numbering Officer

Do not scale this drawing or associated computer digital data, and use figured dimensions only.
All dimensions are in millimetres and levels in metres unless noted otherwise.
Any discrepancies or items where dimensions cannot be determined should be reported to KSS.
Revision details on drawing refer to changes against previous revision.

REVISIONS			DRWN. CHKD.	
REV.	DATE	DESCRIPTION	AP	NM
P01	05.07.17	ISSUE FOR PLANNING	AP	NM
P02	14.07.17	ISSUE FOR PLANNING VALIDATION	LR	NM
P03	01.09.17	ISSUE FOR PLANNING AMENDMENT	LR	AP

GENERAL NOTES AND LEGEND

LEGEND	
	DEVELOPMENT BOUNDARY
	SITE OWNERSHIP BOUNDARY
	KNOLE PARK SITE OF SPECIAL SCIENTIFIC INTEREST
	EXISTING LEVEL (AOD)
	PROPOSED LEVEL (AOD)



KSS London 1 James Street London W1U 1DR
Kent 7 Blighs Walk Sevenoaks TN13 1DB
KSS GROUP.COM T+44(0)20 7907 2222
Project ref. 17786

CLIENT

WILLMOTT DIXON CONSTRUCTION

PROJECT

BUCKHURST 2
CAR PARK AND RESIDENTIAL

DRAWING TITLE

PROPOSED SITE PLAN

DRAWING DATA & REFERENCE

Scale	Sheet Format	Drawn By	Date Drawn
1 : 500	@ A1	AP	11.05.17
File Ref	Checked By	Date Checked	
17786-KSS-RE-ZZ-M3-A-0001	AP	01.09.17	
Status	Suitability	Revision	
PLANNING	S8	P03	

Project Ref.	Originator	Zone	Level	Type	Role	Series	Sequence
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00499-KSS-Z0-Z0-DR-A-9005

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Planning Applications to be Considered

Planning Applications received to be considered on 18 March 2019

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00138/FUL	Alexis Stanyer 1/4/19	Cllr Chakowa	n/a
Case Officer				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Baker		Wealden Properties	99 St John's Hill	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/03/19
Change of use from A1 to D1.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PLHJDUBKMHW00			

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00302/FUL	Holly Pockett 28/3/19	Cllr Parson	n/a
Case Officer				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Pratten			12 Clarendon Place	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/03/19
Replacing hardwood timber door and sidelight.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PMGPYTBKFYB00			

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00347/FUL	Sean Mitchell 1/4/19	Cllr Clayton	BHD Architects 01732 452200
Case Officer				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
D B Design & Build			24 Wildernessee Mount	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/03/19
Demolition of the existing property and the construction of two detached dwellings with associated parking and access				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PMM9Z5BKHFT00			

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00397/FUL	Sean Mitchell 010419	Cllr Busvine	Open Architecture 01732 779580
Case Officer				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Bateman			150 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/03/19
Refurbishment of existing building, demolition of rear extension with new build commercial extension to the rear with ancillary refuse and cycle storage.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PMVJBUBKJUN00			

Planning Applications to be Considered

Planning Applications received to be considered on 18 March 2019

5	Plan Number	Planning officer	Town Councillor	Agent
	19/00401/HOUSE	Holly Pockett 27/3/19	Cllr Raikes	M R Garland Ltd 01792 724542
Case Officer				
Applicant		House Name	Road	Locality
Hutton			11 Woodside Road	St Johns
Town		County	Post Code	Application date
				07/03/19
Single storey front extension, conversion of garage and alterations to vehicular access and driveway.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PMVJCUBKJUV00			

6	Plan Number	Planning officer	Town Councillor	Agent
	19/00471/MMA	Holly Pockett 1/4/19	Cllr Parry	Simon Whitehead Arch 020 7183 4000
Case Officer				
Applicant		House Name	Road	Locality
Daunt			66 Brattle Wood	Kippington
Town		County	Post Code	Application date
				14/03/19
Minor material amendment to 18/01281/HOUSE.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PN4SP0BKM9200			

7	Plan Number	Planning officer	Town Councillor	Agent
	19/00500/FUL	Emma Gore 2/4/19	Cllr Canet	Sevenoaks Plans 01732 240140
Case Officer				
Applicant		House Name	Road	Locality
McKenzie			31 Robyns Way	Northern
Town		County	Post Code	Application date
				14/03/19
Demolition of existing dwelling and erection of a new energy efficient dwelling. Driveway enlarged at front.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PN8I01BKFKP00			

8	Plan Number	Planning officer	Town Councillor	Agent
	19/00506/HOUSE	Holly Pockett 29/3/19	Cllr Hogarth	5PA Architects 020 3371 1622
Case Officer				
Applicant		House Name	Road	Locality
Lay			7 Birch Close	St Johns
Town		County	Post Code	Application date
				11/03/19
Demolition of existing conservatory, erection of a single storey rear extension, erection of a single storey right flank/rear extension including chimney and amendment to front door.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PN8I13BKFL100			

Planning Applications to be Considered

Planning Applications received to be considered on 18 March 2019

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00539/HOUSE	Alexis Stanyer 5/4/19	Clr Clayton	n/a
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Iqbal			10 Quaker Close	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				18/03/19
Front, rear and side extensions to the existing house. Replacement and raising of the roof with new rear dormer window. Refurbishment of external materials of the house including replacement fenestration and roof lights. Modification to the existing driveway, associated boundary fencing including decking and extension of front dropped kerb.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PNC7BIBKGKO00			

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00591/HOUSE	Rebecca Fellows 3/4/19	Cllr Parry	MRW Design 07763 463754
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Shaffie		Colne House	89 Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				14/03/19
Proposed tree house with raised platform.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PNLGOJBKIZR00			

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00661/HOUSE	Alexis Stanyer 8/4/19	Cllr Parson	Martin Bush Chart Arch 01732 740770
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Thompson			79 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				19/03/19
Erection of summerhouse, garden shed & fencing in rear garden.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PNWKOJBKLWE00			

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	19/00692/LBCALT	Emma Gore 8/4/19	Cllr Busvine	n/a
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Whitby		The Hardware Centre	43 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				19/03/19
Insert new fire exit/delivery doorway. Site new air conditioning unit.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=PO0496BK0LO00			