

## Sevenoaks Town Council

### NOTES ON REPORT TO PLANNING COMMITTEE

MONDAY 15<sup>th</sup> June 2020

Cllr Keith Bonin	Cllr Nicholas Busvine OBE, Mayor
Cllr Sue Camp ( <b>Chairman</b> )	Cllr Dr Marilyn Canet
Cllr Tony Clayton	Cllr Andrew Eyre
Cllr Victoria Granville-Baxter	Cllr Roderick Hogarth
Cllr Lise Michaelides	Cllr Tom Morris Brown
Cllr Mrs Rachel Parry	Cllr Richard Parry
Cllr Robert Piper ( <b>Vice-Chairman</b> )	Cllr Simon Raikes
Cllr Claire Shea	Cllr Edward Waite

The Councillors listed above were consulted electronically, facilitated by the Town Clerk/Chief Executive and Planning Committee Clerk.

Representation was received from a member of the public in relation to [plan no. 1] Crofters 67 Oakhill Road and circulated to all Town Councillors

56 APOLOGIES FOR ABSENCE

Cllr Piper was noted as absent.

57 DECLARATIONS OF INTEREST

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

[Plan no. 2] 12 Victoria Road

58 NOTES ON PLANNING REPORT

Councillors received and agreed the Notes on the Report To Planning Committee of 1<sup>st</sup> June 2020.

59 COVID-19: PLANNING COMMITTEE ARRANGEMENTS

a) It was noted that face-to-face Planning Committee meetings at the Town Council Offices would continue to be suspended while Social Distancing measures remained in place.

b) It was noted that all arrangements were subject to review.

60 TRINITY SCHOOL SEAL HOLLOW ROAD KCC APPLICATION

- a) The committee noted that the temporary buildings should have a time limit and subsequently be removed when the current building phase is complete.
- b) It was noted that the deadline for submitting comments to the Planning Committee Clerk (planning@sevenoakstown.gov.uk), is Friday 19<sup>th</sup> June 2020.

61 PLANNING APPLICATIONS

Councillors considered planning applications received during the two weeks ending 9<sup>th</sup> June 2020. It was agreed that the attached comments would be forwarded to the District Council, as a Ward Councillor, Chairman of Planning Committee and Town Clerk delegated decision.

62 PRESS RELEASES

It was suggested that a press release be issued to welcome shoppers back to Sevenoaks Town.

**Council Meeting 23rd March 2020 Minute 567 ii)**

**RESOLVED:** To agree emergency measures that if it was not possible to convene a meeting of the Council or Committee in reasonable time or where restrictions are in place, the Town Clerk (and Deputy Town Clerk) shall have delegated authority under s.101 of the Local Government Act 1972 to make decisions on behalf of the Council where such decision cannot be reasonably deferred and must be made in order to comply with a commercial or statutory deadline. This will be carried out where possible by consultation with members by electronic means or telephone. The Town Clerk will further consult with the Mayor for guidance as necessary. The delegation does not extend to matters expressly reserved to the council in legislation or in its Standing Orders or Financial Regulations. Any decision made under this delegation must be recorded in writing and must be published in accordance with the relevant regulations.

# Planning Applications Considered

Applications considered on 15-6-20

<b>1</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01395/FUL	Sean Mitchell 23-06-2020	Cllr Eyre	Offset Architects
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
CAP 3D		Crofters	67 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				02/06/20
<b>Demolition of existing dwelling and construction of 2 new detached dwellings and separate garage block.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

<b>2</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01407/HOUSE	S Simmons 23-06-2020	Cllr Michaelides	AK-Studios
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
S Gough			12 Victoria Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				02/06/20
<b>Replacing boundary fence and hedge with brick wall.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

**Informative: Cllr Raikes declared a non-pecuniary interest in this application and therefore declined to comment.**

<b>3</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01424/HOUSE	Ronald Tong 18-06-2020	Cllr Bonin	Open Architecture 779580
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Alexander		Mead Bank	South Park	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/05/20
<b>Single storey rear extension; upgraded external insulation; installation of PV panels.</b>				

*Comment*

**Sevenoaks Town Council recommended approval subject to the Conservation Officer being satisfied.**

<b>4</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01443/HOUSE	Ray Hill 22-06-2020	Cllr Michaelides	Cobden 455029
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr A Golding			41 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/06/20
<b>First floor extension over existing detached garage.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

## Planning Applications Considered

Applications considered on 15-6-20

<b>5</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01452/FUL	Holly Pockett 23-06-2020	Cllr Busvine	Glyn Doughty Design 0195 0 566300
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr C O'Neal			53-55 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				02/06/20
<b>Erection of a boundary wall.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

<b>6</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01465/HOUSE	S Simmons 30-06-2020	Cllr Clayton	Sevenoaks Plans Ltd
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Das			45 Hillingdon Avenue	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				09/06/20
<b>Proposed ground floor rear extension; proposed ground floor front extension; proposed open porch at front; proposed loft conversion with dormers and rooflights; proposed new roof with solar panel; proposed new wall facing the street, new gate, drop kerb to be enlarged, landscaping and alterations to fenestration.</b>				

*Comment*

**Sevenoaks Town Council recommended approval provided the Planning Officer is satisfied that there is no loss of residential amenity to neighbours.**

<b>7</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01509/MMA	Alexis Stanyer 30-06-2020	Cllr Mrs Parry	Mrs A Bakunowicz
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs P Bakunowicz		Tanglewood	Parkfield	Wilderness
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				09/06/20
<b>Amendment to 19/02137/FUL.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

<b>8</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01515/HOUSE	Ronald Tong 30-06-2020	Cllr Dr Canet	Cobden
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Norris & A Hyde			33 Robyns Way	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				09/06/20
<b>Removal of existing roof and conservatory. Construction of new roof and rear extension to form additional living accommodation. Roof to include 8 rooflights.</b>				

*Comment*

**Sevenoaks Town Council recommended approval.**

## Planning Applications Considered

Applications considered on 15-6-20

<b>9</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01527/ADV	Ronald Tong 25-06-2020	Cllr Bonin	Robinson Escott Planning
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Manak Solicitors			46 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				04/06/20
<b>Installation of 1no fascia sign, 2 no projecting signs and 1no side sign.</b>				

*Comment*

**Sevenoaks Town Council recommended refusal on the grounds that the internal illumination of the fascia sign is not in keeping with the conservation area.**

<b>10</b>	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	20/01556/HOUSE	Holly Pockett 29-06-2020	Cllr Raikes	Offset Architects
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Tarasheva		Wellingtonia	Linden Chase	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				08/06/20
<b>Construction of new double garage to front of property, landscaping.</b>				

*Comment*

**Sevenoaks Town Council recommended approval subject to the Planning Officer being satisfied that it will not have an adverse impact on the Residential Character Area Assessment, that the mature hedging along the boundary is conditioned to ensure it remains in place and that the Arboricultural Officer is satisfied that the TPOed tree is sufficiently protected.**