



Sevenoaks
TOWN COUNCIL

19th January 2012

You are summoned to attend a meeting of the PLANNING COMMITTEE to be held in the Council Chamber at the address below on Monday 23rd January at 7.00pm. 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.

Town Clerk

Committee Members

Cllr S Arnold
Cllr C L L Baker
Cllr Mrs J M Canet
Cllr G R S Clack
Cllr A S Clayton
Cllr Mrs M E Crabtree
Cllr Mrs A E Dawson
Cllr A Eyre

Chairman - Cllr R M C Hogarth
Cllr Mrs M A London
Cllr R J Parry
Cllr R L Piper
Vice Chairman - Cllr S G Raikes
Cllr M G Short
Cllr P E Towell
Cllr P C Walshe

AGENDA

Apologies for absence

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.

1 DECLARATIONS OF INTEREST

To receive any disclosures of interest from Members in respect of items of business included on the agenda for this meeting.

2 MINUTES

To receive and sign the minutes previously approved at Council on the 16th January 2012.

Town Council Offices
Bradbourne Vale Road
Sevenoaks, Kent TN13 3QG
Tel: 01732 459953 Fax: 01732 742577

Email: council@sevenoakstown.gov.uk
Website: www.sevenoakstown.gov.uk

Town Clerk



3 HIGHWAYS & TRANSPORTATION

(a) Sevenoaks Hospital Signage

To receive and consider a letter from KCC H&T in response to a further request for amendments to be made to the signage provision for Sevenoaks Hospital. (copy attached)

(b) Rheinbach Gardens signage and road surfacing

To receive and consider a letter from KCC H&T in response to a further request for improvements to the signage and road surface at Rheinbach gardens. (copy attached)

(c) Joint Transportation Board Minutes

To receive and note the minutes of the Joint Transportation Board held on the 14th December 2011. (copy attached)

(d) Road Closures

- (i) Seal Hollow Road (Part) - Commencing 19th March 2012
- (ii) Bradbourne Road - Commencing 16th February 2012.

4 PLANNING APPEALS

To consider whether to support Sevenoaks District Council by written representation on the following appeal(s):

(a) APP/G2245/A/11/2166597/NWF - Land Adj 1 Plymouth Drive

Erection of detached dwelling with integral garage (amended scheme pursuant to refused planning application SE/10/01407/FUL). Amended plans received 25.07.11 indicating revised scheme.

Sevenoaks Town Council continued to unanimously recommended refusal on the grounds of overdevelopment, intrusiveness to neighbours amenities, and scale & bulk of design.

- *The proposal would have an increased (compared to original application) dominant visual impact on numbers 1 & 3 Plymouth Park resulting in a significant loss of amenity to both properties.*
- *Result in overshadowing and overlooking*
- *The proposed building is overbearing*
- *The proposed is out of keeping with the character of the area and detrimental to the overwhelming feeling of openness and spaciousness as previously referred to by the planning inspector.*

(b) APP/G2245/A/11/2167951/NWF - 100 Hillingdon Avenue

Erection of single storey extension to rear & two storey side extension to form 2 bed dwelling.

Sevenoaks Town Council notes that while the window overlooking no.98 has been amended the new application does not otherwise

address other objections to the two previous applications which led to their refusal.

Therefore Sevenoaks Town Council recommended refusal on the ground that the proposal would be contrary to EN1, in that:

- *It would constitute overdevelopment of the site*
- *The amenity garden space available to both the proposed new houses and no.100 itself would be reduced to less than any of the surrounding properties.*
- *It would be harmful to the established character of the area & street scene by creating a terrace of excessive length.*

5 PLANNING ENFORCEMENT

To receive and note a planning enforcement noticed issued in respect of Powdrill Place, 24a Mill Lane.

6 TREE WORK

(a) To consider the following applications for treework:

- i) 12/00003/WTPO - 13 Thicketts [Cllr Hogarth]
Fell 1 Tree TPO [06-01-12]
- ii) 12/00018/WTCA - Copse Cottage, 51 Oakhill Road [Cllr Parry]
Remove various trees C/A [09-01-12]
- iii) 12/00020/WTPO - 42 South park [Cllr Mrs London]
Various works to trees [10-01-12]
- iv) 12/00093/WTPO - Pine House, 5 Stapleford Court [Cllr Eyre]
Crown raise row of Norway Spruce trees to gutter [19-01-12]

7 PLANNING APPLICATIONS

- (a) 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.
- (b) The meeting will be reconvened to consider planning applications received from the Sevenoaks District Council during the 2 weeks ending 19th January 2012 (copy attached).

8 PRESS RELEASES

To consider any agenda item which would be appropriate for a press release.



Mr H D'Alton
Town Council Offices
Bradbourne Vale Road
Sevenoaks
Kent
TN13 3QG



**Traffic Schemes and Member
Highway Fund Team**
Ashford Highway Depot
Javelin Way
Ashford
Kent
TN24 8AD

Email: kent.highwayservices@kent.gov.uk
Tel: 08458 247 800
Fax: 01233 648320
Ask for: Laura Squires
Your ref: 169000272
Our ref: WK/T/SEV/Seve/02
Date: 4th December 2012

Dear Mr D'Alton

SEVENOAKS HOSPITAL – REQUEST FOR ADDITIONAL DIRECTIONAL SIGNAGE

I refer to your letter dated 6th December 2011 regarding the above investigation.

As explained in my previous letter the Local Health Trust are welcome to make there own arrangements for additional signing by employing traffic consultants, if they feel this is necessary. I would therefore advise you to write to them with your concerns.

Yours sincerely,



Laura Squires
Traffic Engineer
KCC Highways and Transportation



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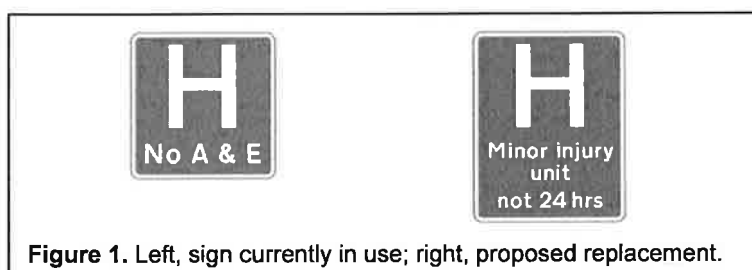
Traffic Schemes and Member Highway Fund Team
Ashford Highway Depot
Javelin Way
Ashford
Kent
TN24 8AD

6th December 2011

Dear Ms Squires

Thank you for your response dated the 10th November 2011 addressing Sevenoaks Town Council's request for increased signage to Sevenoaks Hospital which was discussed at a Planning Committee meeting on the 28th November 2011.

While the Councillors appreciate that budgets are tight at present and as such an overall increase may not be feasible, they remain concerned at the inadequacies of current signs. Noting that Sevenoaks Hospital has a recently refurbished minor injuries unit, and therefore signs should reflect this (see figure 1 below)



The signs currently in place do not accurately reflect the services Sevenoaks Hospital provides, and could quite easily lead to members of the public travelling onto Tunbridge Wells when their needs could be met much closer to home.

Therefore Sevenoaks Town Council would ask that you reconsider your position and amend signs currently in situ to better reflect the services provided by Sevenoaks Hospital.

Yours sincerely

Hugh D'Alton
Planning Committee Clerk

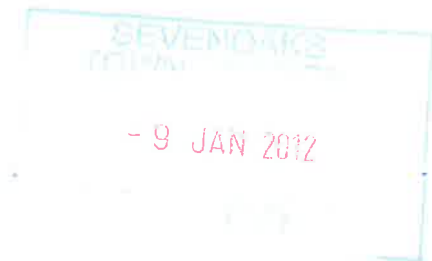


Mr H D'Alton
Town Council Offices
Bradbourne Vale Road
Sevenoaks
Kent
TN13 3QG

**Traffic Schemes and Member
Highway Fund Team**

Ashford Highway Depot
Javelin Way
Ashford
Kent
TN24 8AD

Email: kent.highwayservices@kent.gov.uk
Tel: 08458 247 800
Fax: 01233 648320
Ask for: Laura Squires
Your ref: 14405325
Our ref: WK/T/SEV/Seve/02
Date: 4th December 2011



Dear Mr D'Alton

RHEINBACH GARDENS, SEVENOAKS – REQUEST FOR ADDITIONAL SIGNAGE

I refer to your letter dated 6th December 2011 regarding the above. With regards to your request for improved signage at this junction my previous advice still stands. We have no information to suggest that this has contributed to a poor crash record and we therefore do not propose to modify it.

In regards to your request to refresh the existing road markings at this junction I have passed your request to our operations team who are responsible for maintenance to consider.

Yours sincerely,

**Laura Squires
Traffic Engineer
KCC Highways and Transportation**



CUSTOMER SERVICE EXCELLENCE



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larger print on request

Traffic Schemes and Member Highway Fund Team
Ashford Highway Depot
Javelin Way
Ashford
Kent
TN24 8AD

6th December 2011

Dear Ms Squires

Thank you for your response dated the 10th November 2011 addressing Sevenoaks Town Council's request for improved signage at the Junction adjacent to Rheinbach gardens which was discussed at a Planning Committee meeting on the 28th November 2011.

Apologies for any confusion caused by my mislabelling of this Junction as a roundabout in my previous letter. However, Councillors continue to be very concerned by the poor and contradictory markings on this junction.

I am enclosing some photographs taken from the top of St Johns Road and Bradbourne Road.

You mention in your letter that it could be argued that it is legal to turn right from St Johns Road into Bradbourne Road. This is an accident waiting to happen as will be seen from the photographs. Since, if a driver turned right out of St Johns Road they would collide head-on with traffic coming out of Bradbourne Road as the road markings indicate that drivers can be in the left or right hand lane of the junction to turn into St Johns Hill. The clarity of the road markings is not helped by a faded 'keep clear' marking at the top of St Johns Road.

Please could these matters be investigated further at least to clarify the junction for drivers, if not to modify it.

We look forward to receiving your early reply

Yours sincerely

Hugh D'Alton
Planning Committee Clerk

SEVENOAKS JOINT TRANSPORTATION BOARD

Minutes of the Sevenoaks Joint Transportation Board held on
14 December 2011 commencing at 7 pm

Present: Chairman: Cllr. London (James)

Vice-Chairman: Cllr. Brazier

District Councillors: Mrs. Davison, Edwards-Winser, Searles, Towell, and Underwood.

County Councillors: Brookbank, Gough, Lake, London (John) and Parry.

The representative from the Kent Association of Parish Councils: Cllr. Robson.

Apologies for absence were received from Cllrs. Chard and Williamson.

Officers: Mr. Bracey (SDC), Mr. Connor (SDC) Mr. Cook (KCC), Mr. Wilson (SDC) and Ms. Etheridge (SDC).

District Cllrs. Davison, Mrs. Hunter and Mrs. Parkin were also in attendance.

14. DEDICATION TO COUNCILLOR DIBSDALL

The Chairman on behalf of the Board, expressed sorrow at the recent passing of an esteemed and respected colleague, District Councillor Colin Dibsdall who had been a long serving and valued member of the Sevenoaks Joint Transportation Board until May 2011, and would be greatly missed.

15. MINUTES OF THE MEETING OF THE BOARD HELD ON 14 SEPTEMBER (ITEM NO. 1)

Resolved: That the minutes of the meeting of the Sevenoaks Joint Transportation Board held on 14 September 2011 be approved and signed by the Chairman as a correct record, subject to the Officers being corrected to read: Mr. Burton (KCC) and Mr. Connor (SDC).

16. DECLARATIONS OF INTEREST (Item No. 2)

Cllr. James London and County Councillor John London declared a personal interest in minute item 20 in that Mrs London (Councillor John London's wife and Councillor James London's Mother) was a Sevenoaks Town Councillor.

17. MATTERS ARISING/UPDATES (INCLUDING ACTIONS FROM PREVIOUS MEETINGS (Item No. 3)

The completed actions were noted.

Sevenoaks Joint Transportation Board – 14 December 2011

18. PROPOSED PARKING RESTRICTIONS IN CHEVENING AND RIVERHEAD (Report No. 4)

The Senior Parking and Traffic Engineer (SDC) presented the report which requested that Members approve a Traffic Regulation Order to introduce new and amend existing parking restrictions in the Witches Lane, Westerham Road, Cranmer Road and St Marys Drive areas of Chevening and Riverhead parishes. Formal consultation had been carried out on the proposals in accordance with statutory requirements from 10 February to 13 March 2011, with the proposals for St Mary's Drive being amended following informal consultation carried out in 2010. The Senior Parking and Traffic Engineer (SDC) advised that since the publication of the agenda Riverhead Parish Council had again emailed asking for the proposals as detailed in Appendix B to the report, be agreed.

Members noted that Chevening Parish Council's had opposed the proposals for Witches Lane but that no reason had been given. A Member considered their concerns centred on displacement parking that may result from implementation of the scheme. A Member pointed out that the Parish Council and local Member represented many residents' views which should not be taken lightly. He asked for the restrictions in the Chevening area to be rejected or deferred.

Members noted that it was possible to reduce the scope of the restrictions under specific circumstances if so desired, without the need to go back out for consultation, and that it was possible to take separate decisions on the three areas under consideration in the Order. It was also possible for the restrictions to be put in place but if deemed unsuccessful when reviewed, could be subsequently removed by a further amendment to the Traffic Order.. Members were reminded that there had already been informal and formal consultation on the proposed restrictions.

In light of the concerns expressed the Chairman moved that the Traffic Regulation Order be voted on as a whole with the proviso that if this fell it be considered as three separate areas.

Resolved: That

- (a) the comments and objections to the changes in the on-street parking Traffic Regulation Order 2009 Amendment 16 be noted;
- (b) Officer recommendations set out within the report be approved for implementation; and
- (c) a review be carried out and reported to the Board six months after implementation.

19. PETITION – VALLEY ROAD FAWKHAM (Report No. 5)

The report described a petition presented to the Sevenoaks Joint Transportation Board on 14 September 2011 by Cllr. Mrs. Parkin on behalf of the parents at Fawkham School. It requested action to lower the speed limit from 40mph to 20mph and for additional road safety measures along Valley Road. The District Manager (Sevenoaks) advised that Kent Police did not support the speed reductions and it

Sevenoaks Joint Transportation Board – 14 December 2011

would need significant highways works to make it self-enforcing. The request for a formal crossing would also require significant work and due to the significant pressures on finances, major works were only being carried out where there were high crash records as part of the Crash Remedial Measure Programme (CRM). He could not comment on the parking problems as this was a situation the school needed to address and was not a highways matter. Since the meeting the Highways Steward had inspected the area and arranged for the lining to be refreshed, 540m worth of 'siding' to be undertaken on the footway and some minor patching. This area would continue to be monitored in line with the statutory inspection requirements with works undertaken as necessary.

The District Manager (Sevenoaks) reported that since the publication of the agenda, County Councillor Brazier had agreed to use his Member Highway Fund to carry out a feasibility study into a speed reduction to 30mph. Cllr. Mrs. Parkin thanked County Councillor Brazier on behalf of the petitioners. A Member reminded those present that children hit at 30mph stood an 80% better chance of survival than those hit at 40mph. The County Councillor commented that there was strong local feeling that needed to be respected and he was prepared to fund an inquiry to assess the overall value of lowering the speed limit. If it were deemed a worthwhile exercise, he expected he may then need to fund it.

Resolved: That

- (a) the Highway Authority not pursue any changes in the road environment or a reduction in the speed limit along Valley Road in the vicinity of Fawkham School;
- (b) it be noted that the provision of parking facilities and pedestrian access into the school is not the responsibility of the highway authority; and,
- (c) the lead petitioner be informed of the Board's decision.

20. SEVENOAKS PEDESTRIAN GUARDRAILING ASSESSMENT (Report No. 6)

The District Manager (Sevenoaks) introduced the report which informed the Board of the results of a survey of pedestrian guardrailing in Sevenoaks and sought comments on proposals to remove sections of guardrailing from some sites.

Members were concerned that removal of the railings near the Railway Station (Site 2) would be dangerous and at least served to guide pedestrians to cross correctly and that they had originally been put in place for safety reasons. In fact there was possibly not enough railings. A Member advised that the Rail Station was also set to make improvements to the station forecourt area and that it may be advisable to wait until these changes were carried out.

With reference to the proposal to remove the railings at the junction with the A225 Dartford Road and Suffolk Way/Pembroke Road (Site 4) a Member was concerned that this was driven by costs and not safety. There was also an understanding that

Sevenoaks Joint Transportation Board – 14 December 2011

improvements were to be made to this junction under a s.106 agreement and that it may be advisable to wait until these had been carried out.

Resolved: That

- (a) Sites 1, 3, 5 – 8 as set out in the report, be agreed; and
- (b) consideration of Sites 2 and 4 be deferred until the next meeting of the Board.

21. HIGHWAY IMPROVEMENT SCHEME PROGRESS REPORT (Report No. 7)

The report described the progress to date and anticipated progress over the next three months of all programmed highway improvements and those schemes that were expected to be included in Kent County Council's 2011-12 Capital Programme. The District Manager (Sevenoaks) apologised that the Transport Planner was not able to attend the meeting due to an earlier work related incident. With reference to the Polhill Crash Remedial Measures he advised that there was to be a meeting in the New Year to discuss this and other hills in the area. In response to a query that Otford Parish Council had not seen the proposals, he advised that consultation had gone out that week but he would double check Otford Parish Council had been on the list. In response to a Member's question he advised that the traffic island had been placed at Polhill as a crash remedial measure and therefore could be done ahead of the consultation. It was only included on the consultation for information.

ACTION 1: Invitation to the meeting concerning Polhill Crash Remedial Measures to be extended to County Councillors Gough and Parry.

A Member advised the Board that the junction works near Station Road were causing concern among many local residents and the Parish Council. Considering the cost he was concerned that there needed to be more certainty that the measures would physically work. The current view was that the mini roundabout did not work. The District Manager confirmed that a petition had recently been received concerning the traffic calming measures, but was too late to be included on the agenda.

ACTION 2: Petition and Officer response to the Station Road, Dunton Green petition, to be submitted to the next meeting of the Board, with all local representatives kept apprised of the situation.

The District Manager (Sevenoaks) updated the Board on additional items to the Members' Highway Fund expenditure. The Board noted that where the report stated 'Awaiting Member Approval' it referred to County Council Cabinet Member approval. It was advised that in many cases this had already been granted.

ACTION 3: Kent Highways to note and investigate the following

David Brazier

- no note of completed works outside Hartley Post Office

Sevenoaks Joint Transportation Board – 14 December 2011

Peter Lake

- 'Fordcombe to Penshurst Village – Request for an illuminating speed reduction sign' ongoing and should not be taken off the list
- query from a Member as to why the 'Station Road, Edenbridge – Request for a Pedestrian Crossing' was not covered by the building costs of the Community Centre

Robert Brookbank

- 'Emerson Avenue and Victoria Hill Road, Hextable – Request for measures to improve visibility' lining is outstanding and causing parking problems
- 'Russet Way, Swanley – request that unsuitable for HGV signs' still not completed after two years.

The District Manager (Sevenoaks) advised that he was aware that there were a number of issues concerning the list which is why he had hoped the relevant Officer would have been able to attend the meeting.

Members noted that in many cases costs were estimates based on a previous Contractors rates, and that the new Contractor was much more competitive. Members felt that it was a good scheme that allowed them to respond more positively to constituents concerns.

Resolved: That the progress of programmed highway improvements, be noted.

22. KENT COUNTY COUNCIL HIGHWAYS AND TRANSPORTATION RESTRUCTURE (Report No.8)

The Kent Highway Schemes Manager's report set out recent changes following a restructure of the department and highlighted how Kent Highways and Transportation (KH&T) would continue to focus on working with communities and ensure proper engagement with Members, Councillors, Parishes and local people.

In response to a number of concerns that it was difficult to contact a Highway Steward, the District Manager advised that every parish representative, clerk and member had been sent the plan and contact details. If contact was needed to report a specific problem then it was necessary to do this via the contact centre so that there was a formal record and it was accountable within the system. However Stewards could be contacted directly for information, advice or judgements. He was aware that there may have been a recent issue with the contact centre which he hoped to address. There had been a number of changes in personnel and the management structure, but it was believed that the new arrangements were working well.

Resolved: That the report be noted.

Sevenoaks Joint Transportation Board – 14 December 2011

THE MEETING WAS CONCLUDED AT 8.30 P.M.

Chairman



Kent County Council
Highways and Transportation

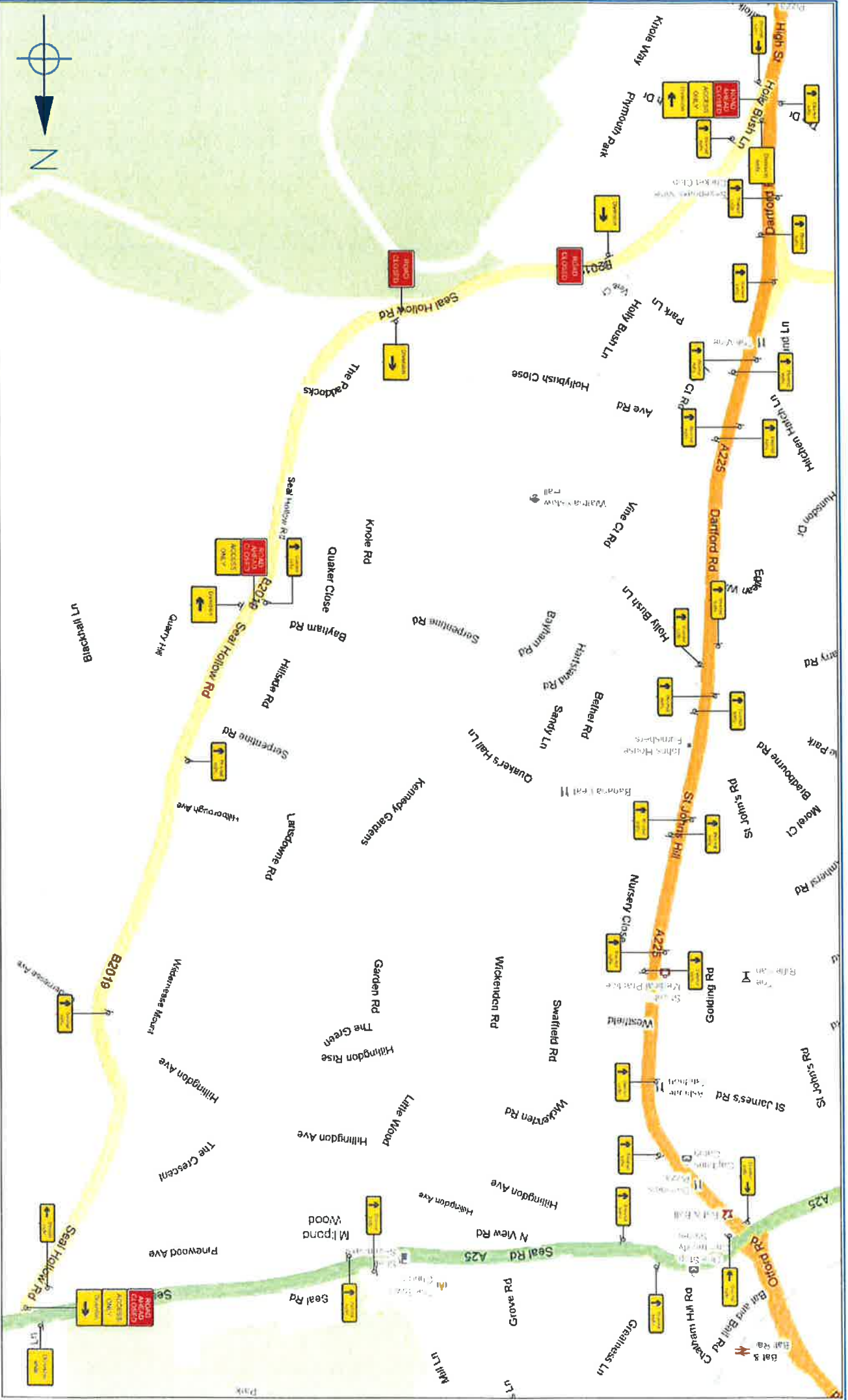
APPLICATION FOR TEMPORARY TRAFFIC REGULATION ORDER

TEMPORARY UP TO 18 MONTH DURATION WITH A MINIMUM 12 WEEK APPLICATION PERIOD
EMERGENCY EMERGENCY WORKS THAT NEED TO BE COMMENCED WITHIN 24 HOURS
TOWN POLICE CLAUSES ACT FOR ALL PUBLIC EVENTS ON THE HIGHWAY- THESE ARE DEALT WITH BY THE DISTRICT / BOROUGH COUNCIL

Please ensure you read the attached guidance notes prior to completing this form

Please delete as appropriate:	TEMPORARY ✓	EMERGENCY	EVENT
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Name of Road (s)							
Details of Applicant / Organisation	Name: <u>PAYE STONEWORK AND RESTORATION LTD.</u>						
	Address: <u>STATIONMASTERS HOUSE, MOTTINGHAM STATION APPROACH, LONDON, SE9 4EL.</u>						
	Tel No: <u>0208-857-9111. / 07973-146481.</u>						
	Email: <u>mattkember@paye.net</u>						
Company Name Billing Details	Contact Name:						
	Contact Tel: <u>AS ABOVE.</u>						
	Address:						
<small>* Insert if different from above</small>							
Emergency Contact Details	Name: <u>MATT KEMBER.</u>						
	Daytime Contact No: <u>07973-146481</u>						
	Out of Hours Contact No: <u>07973-146481</u>						
Order Number / Cost Code							
Reason for Order	<u>ROAD CLOSURE TO ENABLE REPAIR WORKS TO STONE WALLING TO SEAL HOLLOW ROAD, APPROXIMATELY 200m of WALLING BELONGING TO KNOWLE ESTATE.</u>						
Section of Road affected	<u>SECTION OF ROAD FROM THE ENTRANCE OF KNOWLE PARK GOLF CLUB UP TO STREET LIGHT SBB 015.</u>						
Proposed Alternative Route (to be confirmed with KHS)							
Other Traffic Management issues (Speed restrictions, one way street)	<u>TENDER (13 May 2012 finish)</u>						
Start Date	<u>19th MARCH 2012</u>						
Duration of Closure	<table border="1"> <thead> <tr> <th>Days</th> <th>Weeks</th> <th>Months</th> </tr> </thead> <tbody> <tr> <td><u>84.56</u></td> <td><u>12.8</u></td> <td><u>3.</u></td> </tr> </tbody> </table>	Days	Weeks	Months	<u>84.56</u>	<u>12.8</u>	<u>3.</u>
	Days	Weeks	Months				
<u>84.56</u>	<u>12.8</u>	<u>3.</u>					



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DRAWING DESCRIPTION		CLIENT DETAILS		DATE		UNIT 7 MARKET BUSINESS ESTATE BROOKLYN GREEN THIS BOW TEL: 01732 783980 FAX: 01732 783941 WEB: www.amberlangis.com		H.V. MARTIN LTD FOODRIDGE LANE, BLACKWELL, ALFRETON, DERBYSHIRE, DESS S1Y TEL: 01773 868800 FAX: 01773 868800 WEB: www.hvmartin.co.uk	
Seal Hollow Road, Sevenods, Kent		Poye Stoneworks		15 / 11 / 2011		AMBER LANGIS TRAFFIC MANAGEMENT SYSTEMS		MARTIN SPECIAL CONTRACTORS	
Drawn By Scott Davis		Drawing REF No CAD / 3281 / S10							

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please phone customer



**Request for a
TEMPORARY PROHIBITION OF TRAFFIC at
Bradbourne Road, Sevenoaks**

To: Kent Highway Services

From: Clancy Docwra on SEW
Tile Cottage
Rocfort Road
Snodland
Kent
ME6 5AH

The following road closure is required to facilitate works to the above road:

Nature of work	To provide a new water connection
Precise description of length(s) of road(s) to be closed (i.e. start and end points or start direction and length)	Bradbourne Road. Diversion – via Amherst Road and St. Johns Road.
Desired date from which closure to operate, and duration:	16/02/12 – 22/02/12
Details of proposed alternative route(s), Giving local name for each road affected.	

Applicants Order Number	1833204
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Contact Name	Ruth Epps
Daytime Telephone Number	01634 276169
Out of hours work number	

I attach a plan showing the lengths of road(s) to be closed shown in Red, and the alternative route(s) shown in Blue. Would you please process this closure and arrange the advertising for the dates shown above. I understand that a minimum period of six weeks is required to process a Temporary Traffic Order.

Signed.....Date.....

NOTES FOR GUIDANCE

A minimum period of six weeks is required to process a Temporary Traffic Order (TTO) to facilitate a road closure. This is to prepare the order and enable the statutory public notification to be advertised.

An **Order Number** must be provided, as all costs incurred in processing the TTO will be recharged to the applicant.

The estimated costs per TTO are:

Advertising - At cost (estimated £1000)

Administration - £260

Alternative route(s) for diversion of traffic if required and signing schedule (and not provided by applicant) - £115

The applicant is responsible for providing and maintaining all temporary signing, which must have been agreed by the local highway authority. Alternatively you may employ a contractor to place and maintain the signs during the period of closure.

The applicant is also responsible for advising residents/ businesses in the road to be closed or the surrounding area of the works. A copy of your notification letter must be forwarded to this office at the same time of issue to these residents/ businesses.

ATTN BARRY FROST




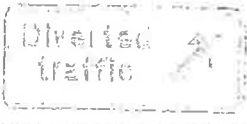
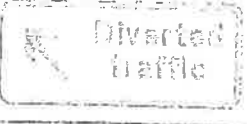









SIGNING FOR ROAD CLOSURES

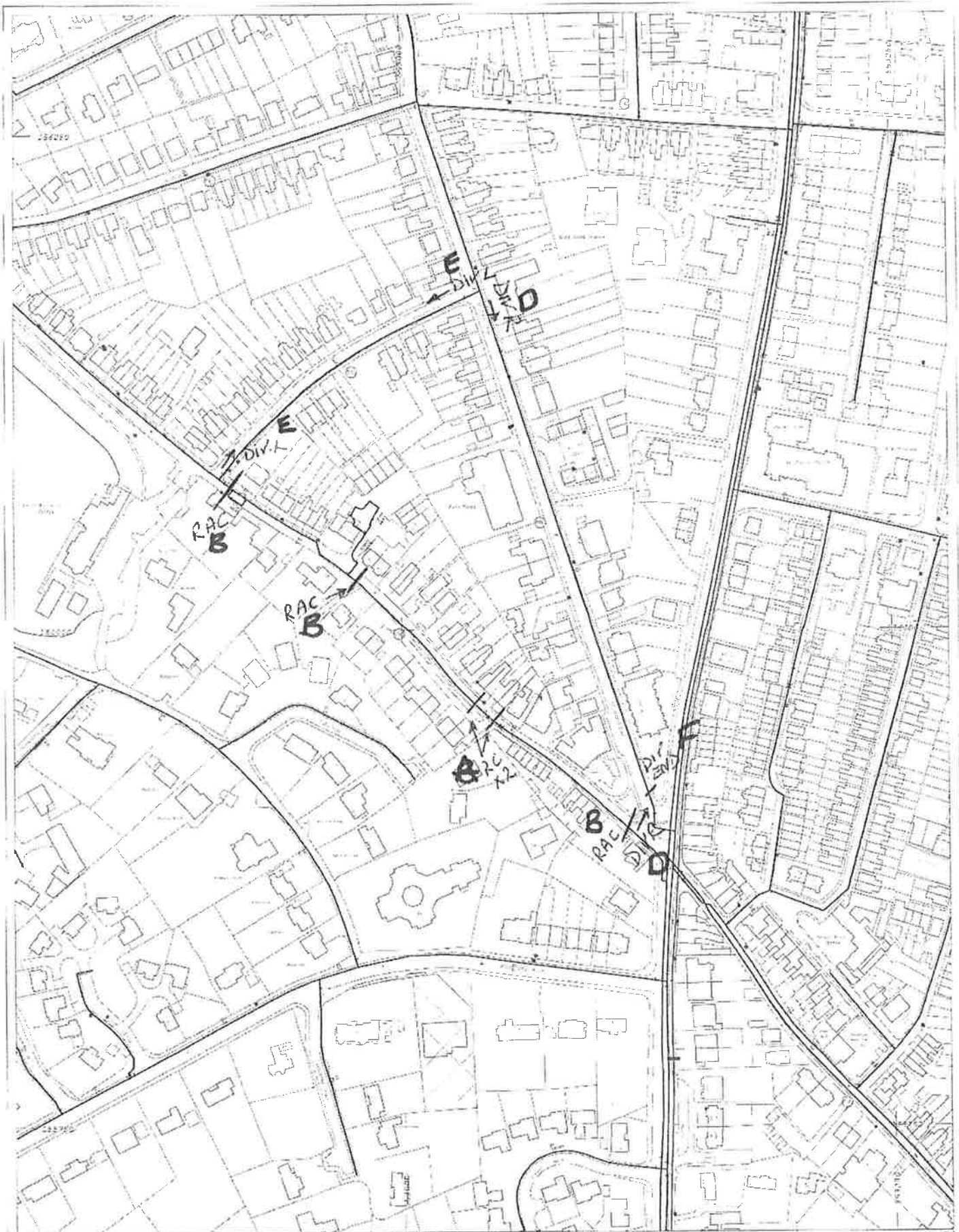
Applicant : **B CLANCY OCCWRA**

Location : **BRADBOURNE ROAD
SEVENOAKS**



All in accordance with the Traffic Signs Regulations and General Directions 2002

TYPE	QTY	SIGN FACE	TYPE	QTY	SIGN FACE
White lettering and border on reflective red background			Black lettering and border on reflective yellow background		
A	2		G		
B	3		H		
Black lettering and border on reflective yellow			I		
C			J		
			K		
			Special signs to be made up as required		
D	2		L		
E	2		M		
F	1		N		



Reference from an Ordnance Survey map with the permission of the controller of Her Majesty's Stationery Office. From Ordnance Survey Licence 10018912 with Easys East Data 001 4

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Plot Date	13/12/2012
Scale	1: 2500
OS Reference	ngb475
User Name	zsh

DRAWING TITLE

south east water

Water Services
 London SW16 2JQ
 Telephone 020 870 8300
 Fax 020 870 8300
 www.sewater.co.uk
 Easys 1

Deputy Chief Executive and
Director of Community and Planning Services:
Kristen Paterson



Sevenoaks Town Council
Town Council Offices
Bradbourne Vale Road
Sevenoaks
Kent
TN13 3QG

Direct Dial: 01732 227136
Ask for: Helen Tribe
Your ref:
My ref: SE/11/01125/FUL
Date: 11th January 2012

Dear Sir/Madam,



Appeal by: Mr N Horton
Site: Land Adjacent 1 Plymouth Drive Sevenoaks Kent TN13 3RW
Development: Erection of detached dwelling with integral garage (amended scheme pursuant to refused planning application SE/10/01407/FUL). Amended plans received 25.07.11 indicating revised scheme.
Appeal Ref APP/G2245/A/11/2166597/NWF
SDC Ref: SE/11/01125/FUL

An appeal has been made to the Planning Inspectorate against the Council's refusal of planning permission for the development described above.

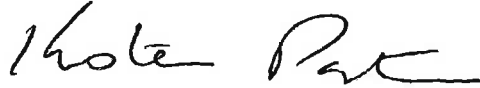
The appeal will be determined by the submission of written representations and site inspection by the appointed Inspector. Any written comments made by you at the application stage will be sent to the Planning Inspectorate and copied to the appellant. If you wish to make any additional comments you must submit three copies to the Planning Inspectorate, If you wish to make any additional comments you must submit three copies to the Planning Inspectorate, Room 3/20, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN quoting appeal reference; APP/G2245/A/11/2166597/NWF, to arrive by 21st February 2012. If representations are submitted after the deadline they will not normally be seen by the Inspector and will be returned.

The Planning Inspectorate have introduced an online appeals service which you can use to comment on this appeal. You can find the service through the Appeals area of the Planning Portal - see www.planningportal.gov.uk/pcs. The Inspectorate may publish details of your comments, on the internet (on the Appeals area of the Planning Portal). Your comments may include your name, address, email address or phone number. Please ensure that you only provide information, including personal information belonging to you that you are happy will be made available to others in this way. If you supply information belonging to a third party please ensure you have their permission to do so. More detailed information about data protection and privacy matters is available on the Planning Portal.

A Procedural Guidance on Planning Appeals is available free of charge through the Council's Website or on the Planning Portal.

You will be able to view the Appeal Documents and Decision on the Councils website.

Yours faithfully,

A handwritten signature in black ink, appearing to read "Kristen Paterson". The signature is written in a cursive, flowing style.

Kristen Paterson
Community and Planning Services Director

Deputy Chief Executive and
Director of Community and Planning Services:
Kristen Paterson



Mr N Horton
C/O Partners In Planning Ltd
10 Manor Mews
Bridge Street
St Ives
Cambridgeshire
PE27 5UW
United Kingdom

SE/11/01125/FUL
Valid on 9th May 2011

**TOWN AND COUNTRY PLANNING, ENGLAND
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE) (ENGLAND) ORDER 2010**

REFUSAL OF PLANNING PERMISSION

Site : Land Adjacent 1 Plymouth Drive Sevenoaks Kent TN13 3RW
Development : Erection of detached dwelling with integral garage (amended scheme pursuant to refused planning application SE/10/01407/FUL). Amended plans received 25.07.11 indicating revised scheme.

Sevenoaks District Council, as the District Planning Authority, pursuant to powers in the above mentioned Act and Order, HEREBY REFUSES PLANNING PERMISSION for the development described above, FOR THE FOLLOWING REASON(S) :-

- 1) The proposal would harm the character and appearance of the street scene due to the cramped form of development and the scale and bulk of the proposal. This conflicts with Policy EN1 of the Sevenoaks District Local Plan.
- 2) The proposal would result in an overbearing form of development which would be detrimental to the residential amenities currently enjoyed by the neighbouring residents at 1 Plymouth Drive and 1 Plymouth Park. This conflicts with Policy EN1 of the Sevenoaks District Local Plan.
- 3) The proposal would create an undesirable form of development which would harm the outlook enjoyed by the occupants of 1 Plymouth Drive and 1 and 3 Plymouth Park due to the proximity of the proposal to the site boundaries and the difference in land level of the application site and those properties within Plymouth Park. This conflicts with Policy EN1 of the Sevenoaks District Local Plan.

Chief Executive: Robin Hales
Community & Planning Services, P.O. Box 183, Argyle Road, Sevenoaks, Kent TN13 1GN
e-mail: community&planning.services@sevenoaks.gov.uk www.sevenoaks.gov.uk
Telephone: 01732 227000 Fax: 01732 451332 DX 30006 Sevenoaks
Switchboard Times: Monday - Thursday 8.45 a.m. - 5.00 p.m. Friday 8.45 a.m. - 4.45 p.m.





Kristen Paterson
Community and Planning Services Director

DATED THIS: 23rd day of September 2011

Deputy Chief Executive and
Director of Community and Planning Services:
Kristen Paterson



Sevenoaks Town Council
Town Council Offices
Bradbourne Vale Road
Sevenoaks
Kent
TN13 3QG

Direct Dial: 01732 227225
Ask for: Mr A Byrne
Your ref:
My ref: SE/11/01750/FUL
Date: 9th January 2012

Dear Sir/Madam,

Appeal by: Mr G Regan
Site: 100 Hillingdon Avenue Sevenoaks KENT TN13 3QU
Development: Erection of single storey extension to rear & two storey side extension to form 2 bed dwelling.
Appeal Ref APP/G2245/A/11/2167951/NWF
SDC Ref: SE/11/01750/FUL

An appeal has been made to the Planning Inspectorate against the Council's refusal of planning permission for the development described above.

The appeal will be determined by the submission of written representations and site inspection by the appointed Inspector. Any written comments made by you at the application stage will be sent to the Planning Inspectorate and copied to the appellant. If you wish to make any additional comments you must submit three copies to the Planning Inspectorate, Room 3/20, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN quoting appeal reference; APP/G2245/A/11/2167951/NWF, to arrive by 16th February 2012. If representations are submitted after the deadline they will not normally be seen by the Inspector and will be returned.

The Planning Inspectorate have introduced an online appeals service which you can use to comment on this appeal. You can find the service through the Appeals area of the Planning Portal - see www.planningportal.gov.uk/pcs. The Inspectorate may publish details of your comments, on the internet (on the Appeals area of the Planning Portal). Your comments may include your name, address, email address or phone number. Please ensure that you only provide information, including personal information belonging to you that you are happy will be made available to others in this way. If you supply information belonging to a third party please ensure you have their permission to do so. More detailed information about data protection and privacy matters is available on the Planning Portal.

A Procedural Guidance on Planning Appeals is available free of charge through the Council's Website or on the Planning Portal.

You will be able to view the Appeal Documents and Decision on the Councils website.

Yours faithfully,

A handwritten signature in black ink, appearing to read "Kristen Paterson". The signature is written in a cursive, flowing style.

Kristen Paterson
Community and Planning Services Director

Deputy Chief Executive and
Director of Community and Planning Services:
Kristen Paterson



Mr G Regan
C/O Cobden (Land & Properties) LTD
The Quadrant
5 Victoria Road
Sevenoaks
Kent
TN13 1YD

SE/11/01750/FUL
Valid on 22nd July 2011

**TOWN AND COUNTRY PLANNING, ENGLAND
THE TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT
PROCEDURE) (ENGLAND) ORDER 2010**

REFUSAL OF PLANNING PERMISSION

Site : 100 Hillingdon Avenue Sevenoaks KENT TN13 3QU

Development : Erection of single storey extension to rear & two storey side extension to form 2 bed dwelling.

Sevenoaks District Council, as the District Planning Authority, pursuant to powers in the above mentioned Act and Order, HEREBY REFUSES PLANNING PERMISSION for the development described above, FOR THE FOLLOWING REASON(S) :-

- 1) The proposed dwelling, by virtue of its design, siting and scale on a plot of limited size, would be out of keeping with and harmful to the established residential character and appearance of the area which is characterised by blocks of terraced housing of distinct design, scale and proportions. This would be contrary to policy SP1 of the Sevenoaks Core Strategy and policy EN1 of the Sevenoaks District Local Plan.
- 2) The application fails to make provision for an off-site contribution towards affordable housing. This is contrary to Policy SP3 of the Sevenoaks Core Strategy.

Kristen Paterson
Community and Planning Services Director DATED THIS: 14th day of September 2011

Chief Executive: Robin Haals
Community & Planning Services, P.O. Box 183, Argyle Road, Sevenoaks, Kent TN13 1GN
e-mail: community&planning.services@sevenoaks.gov.uk www.sevenoaks.gov.uk
Telephone: 01732 227000 Fax: 01732 451332 DX 30006 Sevenoaks
Switchboard Times: Monday - Thursday 8.45 a.m. - 5.00 p.m. Friday 8.45 a.m. - 4.45 p.m.



**Deputy Chief Executive and
Director of Community and Planning Services:
Kristen Paterson**



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

Direct Line: 01732 227487
Ask for: Mr J Wheeler
Your ref:
My ref: 310/09/080
Email: jack.wheeler@sevenoaks.gov.uk
Date: 12th January, 2012

For Information

Dear Sir/Madam,

Town and Country Planning Act 1990
(as amended by the Planning and Compensation Act 1991)
Re: Powdrill Place, 24a Mill Lane, Sevenoaks, Kent, TN14 5BX.



I enclose for your information a copy of a planning enforcement notice which has been issued today in respect of the above land.

Yours faithfully,

A handwritten signature in black ink that reads "Kristen Paterson".

Kristen Paterson
Community and Planning Services Director

IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY

TOWN AND COUNTRY PLANNING ACT 1990
(AS AMENDED BY THE PLANNING AND COMPENSATION ACT 1991)

ENFORCEMENT NOTICE

ISSUED BY THE SEVENOAKS DISTRICT COUNCIL (“the Council”)

1. THIS IS A FORMAL NOTICE which is issued by the Council because it appears to them that there has been a breach of planning control, under section 171A(1)(a) of the above Act, at the land described below. They consider that it is expedient to issue this notice, having regard to the provisions of the development plan and to other material planning considerations.

2. THE LAND AFFECTED

Land at Powdrill Place, 24A Mill Lane, Sevenoaks, TN14 5BX shown edged with a bold black line on the attached plan (“the Land”).

3. THE BREACH OF PLANNING CONTROL ALLEGED

Without planning permission, the erection of a marquee on the Land.

4. REASONS FOR ISSUING THIS NOTICE

It appears to the Council that the above breach of planning control has occurred within the last four years.

The erection of the marquee in the rear garden is not compatible in terms of scale and site coverage with other buildings in the locality. It results in an unacceptable loss of outlook to neighbouring properties and fails to contribute to the quality of the environment, contrary to saved policy EN1 of the Sevenoaks District Local Plan. It is also contrary to policy SP1 of the Sevenoaks District Core Strategy.

5. WHAT YOU ARE REQUIRED TO DO

Remove the marquee from the Land.

6. TIME FOR COMPLIANCE

Twenty eight (28) days from the date on which this notice takes effect.

7. WHEN THIS NOTICE TAKES EFFECT

This notice takes effect on 12th February 2012 unless an appeal is made against it beforehand.

Date: 12th January 2012

A handwritten signature in black ink, appearing to read "Kristen Paterson". The signature is written in a cursive style with a long horizontal stroke at the end.

Kristen Paterson
Community and Planning Services Director
On behalf of Sevenoaks District Council
Council Offices
Argyle Road
Sevenoaks
Kent TN13 1HG

ANNEX
IMPORTANT – THIS COMMUNICATION AFFECTS YOUR PROPERTY

Town and Country Planning Act 1990 as amended.

Enforcement Notice relating to Powdrill Place, 24A Mill Lane, Sevenoaks, TN14 5BX.

This local planning authority, (Sevenoaks District Council), has issued an enforcement notice relating to the above land and I now serve on you a copy of that notice as you have an interest in the land.

There is a right of appeal to the Secretary of State (at The Planning Inspectorate) against the notice. Unless an appeal is made, as described below, the notice will take effect on 12th February 2012 and you must then ensure that the required steps, for which you may be held responsible, are taken within the period specified in the notice.

Please see the enclosed information sheet from The Planning Inspectorate which tells you how to make an appeal.

If you decide that you want to appeal against the enforcement notice you must ensure that you send your appeal soon enough so that normally it will be delivered by post/electronic transmission to the Secretary of State (at The Planning Inspectorate) before 12th February 2012.

Under section 174 of the Town and Country Planning Act 1990 (as amended) you may appeal on one or more of the following grounds:-

(a) that, in respect of any breach of planning control which may be constituted by the matters stated in the notice, planning permission ought to be granted or, as the case may be, the condition or limitation concerned ought to be discharged;

(b) that those matters have not occurred;

(c) that those matters (if they occurred) do not constitute a breach of planning control;

(d) that, at the date when the notice was issued, no enforcement action could be taken in respect of any breach of planning control which may be constituted by those matters;

(e) that copies of the enforcement notice were not served as required by section 172;

(f) that the steps required by the notice to be taken, or the activities required by the notice to cease, exceed what is necessary to remedy any

breach of planning control which may be constituted by those matters or, as the case may be, to remedy any injury to amenity which has been caused by any such breach;

(g) that any period specified in the notice in accordance with section 173(9) falls short of what should reasonably be allowed.

Not all of these grounds may be relevant to you.

If you appeal under Ground (a) of Section 174(2) of the Town and Country Planning Act 1990 this is the equivalent of applying for planning permission for the development alleged in the notice and you will have to pay a fee of £340. You should pay half of the fee (£170) to the Sevenoaks District Council (made payable to Sevenoaks District Council) and the other half of the fee to the Planning Inspectorate (made payable to the Department for Communities and Local Government). Joint appellants need only pay one set of fees.

If you decide to appeal, when you submit it, you should state in writing the ground(s) on which you are appealing against the enforcement notice and you should state briefly the facts on which you intend to rely in support of each of those grounds. If you do not do this when you make your appeal the Secretary of State will send you a notice requiring you to do so within 14 days.

Parties on whom the enforcement notice has been served:

Mrs Margaret Powdrill, 24a Mill Lane, Sevenoaks, Kent, TN14 5BX

Planning Applications to be Considered

Planning Applications received to be considered on 23 January 2012

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/02774/FUL	A Byrne 31-01-11	Cllr Mrs London	Mr Selden 01892.440.093
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Thompson			46 South Park	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				12/01/12
SE/11/02774/FUL - Amended plan				
Amended Roof heigh and form to main body of extended part				

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/02999/FUL	P Reedman 07-02-12	Cllr Mrs Dawson	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Thompson		Flat 2	Bradbourne Park Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				19/01/12
SE/11/02999/FUL - Amended plan				
INVALID 15-12-11				
Revalidated 19-01-12				
Extra details.				

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03296/FUL	B Phillips 03-02-12	Cllr Eyre	Mr Best 01732.455.029
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Chandler			9 Brattle Wood	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/12
Demolition of existing single storey extension. Construction of 2 storey side extension with first floor rear juliet balcony and front extensions, single storey side extension.				

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03302/FUL	M Holmes 03-02-12	Cllr Short	Mr Pollock01227.771.166
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Khan			49 London Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/12
Installation of 2No. new ventilation supply air grilles to side external elevation of building.				

Planning Applications to be Considered

Planning Applications received to be considered on 23 January 2012

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03312/FUL	N Thompson 31-01-12	Cllr Clack	Mr Draper 07855.426.262
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Crilly			14 Wildernesse Mount	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				13/01/12
Erection of rear extension to first floor and connecting roof, with minor internal amendments.				

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03314/FUL	P Reedman 30-01-12	Cllr Eyre	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Willems		Thorncroft	94 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/01/12
Erection of a two storey detached house, with basement and attached garage under, rooms in roof and 3 Juliet balconies on the first floor rear elevation.				

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03316/FUL	A Byrne 03-02-12	Cllr Eyre	Custom homes 01781.37
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Pearson			61 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				17/01/12
Erection of replacement of bungalow with new dwelling.				

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03327/FUL	A byrne 07-02-12	Cllr Short	Mr Hadley 01689.836.334
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr P Side		Land adj to Woodseaves, 5 Knol	Seal Hollow Road	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				19/01/12
Erection of detached dwelling with integral garage.				

Planning Applications to be Considered

Planning Applications received to be considered on 23 January 2012

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/11/03328/FUL	B Phillips 03-02-12	Cllr Eyre	Mr Baldwin 01278.425.65
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Lack		The New School at West Heath	Ashgrove Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/12
Erection of a single-storey Portakabin to be used as a Common Room for students. Installation of outdoor gym equipment on the grass area next to the proposed Portakabin.				

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/12/00002/HOUSE	N Thompson 31-01-12	Cllr Eyre	Mr Austin 07866.962.268
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Mocatta			2 Turners Gardens	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				13/01/12
Erection of front and side single storey extensions				

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/12/00008/HOUSE	P Reedman 31-01-12	Cllr Parry	Mr Garland 01892.724.54
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
MR Meikle		Pensel Wood	Hopgarden lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/01/12
New boundary retaining wall with fence over and associated planting.				

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/12/00024/FUL	B Phillips 06-02-12	Cllr Eyre	Robinson Escott 01689.8
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Weatherhead		Amity	Clenches Farm Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				18/01/12
Demolition of existing dwelling, and erection of replacement dwelling, with detached double garage, with room above.				

Planning Applications to be Considered

Planning Applications received to be considered on 23 January 2012

13	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/12/00033/HOUSE	H Tribe 02-02-12	Cllr Eyre	Mr Garland mrgarland@ti
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Fisk			13 Little Julians Hill	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/12
Alterations of existing garage to provide first floor accommodation over				

14	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	SE/12/00039/HOUSE	H Tribe 03-02-11	Cllr Towell	Mr Best 01732.455.029
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Ongley-dellar			41 Lambarde Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				16/01/12
Demolition of existing garage and single storey side extension to facilitate the erection of a two storey side extension. Changes to fenestration.				