

1st March 2022



You are summoned to attend a meeting of the **PLANNING COMMITTEE**, to be held at **7pm** at the Town Council Chambers on **Monday 7th March 2022**.

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 will be streamed live to YouTube for the public to watch via the following link: <https://youtu.be/rqp4lGISyz8> and 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 of meetings is available online at sevenoakstown.gov.uk or by request. Members of the public not wishing to be recorded should put this request to the Clerk at the earliest possible opportunity.

Please note that the Planning Committee forward recommendations as a statutory consultee to the local Planning Authority, and therefore the final responsibility for approving or refusing an application rests with Sevenoaks District Council.

Town Clerk

To assist in the speedy and efficient despatch of business, members wishing to obtain factual information on items included on the agenda are asked to enquire of the Town Clerk prior to the day of the meeting.

Committee Members

Cllr Bonin
Cllr Busvine OBE
Cllr Camp – **Vice Chairman**
Cllr Dr Canet – Mayor
Cllr Clayton
Cllr Eyre
Cllr Granville-Baxter
Cllr Hogarth

Cllr Michaelides
Cllr Morris Brown
Cllr Mrs Parry
Cllr Parry
Cllr Piper
Cllr Raikes – **Chairman**
Cllr Shea

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.

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 (Pages 7-17)
To receive and agree the Minutes from the Planning Committee Meeting held on 21st February 2022.
- 5 COVID-19: PLANNING COMMITTEE ARRANGEMENTS
 - a) To note that the Town Council moved to face-to-face meetings, following the lifting of public health restrictions on 19th January 2022. These are to be held at the Town Council Chambers and live streamed on Youtube.
 - b) To note that Councillors can attend meetings via Zoom, however will not be able to vote and will be counted as not legally present.
 - c) To note that all arrangements are subject to review.
- 6 STC'S DRAFT PUBLIC CONSULTATION: SPEED INDICATOR DEVICES (SIDS) (Pages 19-26)
 - a) To receive and consider a draft public consultation document for the locations of the six proposed SIDs, to be publicised online, on STC noticeboards, and posted to neighbours within a 100m radius of the sign locations.
 - b) To discuss and decide whether this document be approved for six-week public consultation commencing 9th March 2022.

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7 SDC CONSULTATION ON THE DRAFT THEMES OF THE HOUSING STRATEGY 2022-2027

a) To receive notice that SDC is running a public consultation on its draft themes of the Housing Strategy 2022-2027, with the intention of publishing the Housing Strategy document in Summer 2022.

b) To note that the deadline for comment is 18th April 2022, and that the consultation can be accessed via the below link:

<https://www.sevenoaks.gov.uk/housingstrategy>

c) To decide whether a formal response be drafted by Councillors on behalf of the Town Council, to be presented to the Planning Committee on 21st March 2022, or whether Councillors respond separately.

8 SDC CONSULTATION ON DRAFT HOUSING REGISTER ALLOCATIONS SCHEME

a) To receive notice that SDC is running a public consultation on its draft Housing Register Allocations Scheme for how social housing should be allocated in the future.

b) To note that the deadline for comment is 18th April 2022, and that the consultation can be accessed via the below link:

<https://www.sevenoaks.gov.uk/socialhousingsurvey>

c) To decide whether a formal response be drafted by Councillors on behalf of the Town Council, to be presented to the Planning Committee on 21st March 2022, or whether Councillors respond separately.

9 SDC CONSULTATION ON DRAFT AIR QUALITY ACTION PLAN

a) To receive notice that SDC is running a public consultation on its draft Air Quality Action Plan, which outlines the actions SDC will take with partners to improve air quality in the Sevenoaks District between 2022 and 2027.

b) To note that the deadline for comment is 24th March 2022, and that the consultation can be accessed via the below link:

www.sevenoaks.gov.uk/airquality

c) To note that the Air Quality Team is running online events to answer questions on the consultation and Air Quality Action Plan, and that the virtual drop in session for Town and Parish Councils is Friday 11th March 11:30am to 12:30pm. Zoom Joining details available via the Planning Committee Clerk.

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d) To decide whether a formal response be drafted by Councillors on behalf of the Town Council, to be presented to the Planning Committee on 21st March 2022, or whether Councillors respond separately.

10 UPDATE ON SEVENOAKS DISTRICT COUNCIL'S TOWN CENTRE STRATEGY WORK

a) To note the following update on the progress of SDC's Town Centre Strategy, which Councillors contributed to through a Stakeholder Workshop on 11th October 2021:

i) The Draft Report has now been received and is being reviewed by SDC Officers.

ii) A further update will be presented to the Development & Conservation Advisory Committee to be held on 3rd March 2022, the Agenda for which is available via the following link:

<https://cds.sevenoaks.gov.uk/ieListMeetings.aspx?CId=361&Year=0&J=1>

iii) The final report is anticipated to be made available later in the spring.

11 SEVENOAKS DISTRICT COUNCIL – CONSULTATION ENGAGEMENT PORTAL

a) To note that SDC's Strategic Planning Team has recently moved to a new engagement portal, Citizen Space, which is available via the following link:

<https://engagement.sevenoaks.gov.uk/>

b) To note that the mailing list for notification of future Strategic Planning consultations in the Sevenoaks District can be signed up to via the following link:

<https://engagement.sevenoaks.gov.uk/strategic-planning/mailing-list/>.

12 PLANNING APPLICATIONS (Pages 27-32)

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.

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. The Town Council permits one person to speak in favour and one against each Planning Application on a first registered basis. For more details [see here](#).

b) The meeting will be reconvened to consider planning applications received during the two weeks ending 28th February 2022.



13 PRESS RELEASES

To consider any item in this report that would be appropriate for a press release.

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AMENDED Minutes of the PLANNING COMMITTEE meeting held on Monday 21st February 2022 at 7:00pm at Town Council Chambers, available to view on YouTube:

<https://youtu.be/DFnXEIxRSas>

Present:

Committee Members

Cllr Bonin	Apologies	Cllr Michaelides	Present
Cllr Busvine OBE	Present	Cllr Morris Brown	Apologies
Cllr Camp – Vice Chairman	Remote Attendance*	Cllr Mrs Parry	Present
Cllr Dr Canet - Mayor	Present	Cllr Parry	Present
Cllr Clayton	Apologies	Cllr Piper	Apologies
Cllr Eyre	Present	Cllr Raikes - Chairman	Present
Cllr Granville-Baxter	Present	Cllr Shea	Remote Attendance*
Cllr Hogarth	Apologies	Cllr Waite	Apologies

Also in attendance:

Town Clerk

Planning Committee Clerk

3 Members of the Public

*Members attending via Zoom took part in the discussion but were not permitted to vote on matters under consideration, legally they do not constitute as being “present” at the meeting.

PUBLIC QUESTION TIME

None.

529 REQUESTS FOR DISPENSATIONS

No requests for dispensations had been received.

530 DECLARATIONS OF INTEREST

Cllr Eyre declared a disclosable pecuniary interest in [Plan no. 4] 21/04048/ADV – Stag Community Arts Centre, London Road, and did not take part in discussions.

531 DECLARATIONS OF LOBBYING

None.

532 MINUTES

The Committee received the MINUTES of the Planning Committee Meeting held 7th February 2022.

It was RESOLVED that the minutes be approved.

533 COVID-19: PLANNING COMMITTEE ARRANGEMENTS

a) It was noted that meetings had commenced face-to-face following the lifting of public health restrictions on 19th January 2022, to be live streamed on Youtube.

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

534 APPEALS

Councillors received notice of the submission of the following appeal:

- **APP/G2245/Z/21/3284389: 21/02542/ADV – 46 London Road**

535 SPEED INCIDATOR DEVICES (SIDS) IN SEVENOAKS

a) Councillors received a copy of KCC's response to STC's request for further information on the battery-life of a potential SID on Bradbourne Vale Road and documents relating to SIDs and Vehicle Activated Signs (VAS).

b) Councillors discussed which sites out of the below be confirmed for further site appraisals by KCC. It was **RESOLVED** that the below sites be requested for further inspections for a potential SID. It was also **RESOLVED** that Seal Hollow Road be requested to be looked at for suitability of a VAS.

- **Brittains Lane near Beaconfields (dual directional)**
- **St Johns near Holly Bush Lane (dual directional)**
- **Bradbourne Vale Road near entrance to driving school (dual directional)**

536 NEIGHBOURHOOD DEVELOPMENT PLAN AND STEERING COMMITTEE MEETING DATE ANNOUNCED

a) Councillors noted that NDP Steering Committee had been arranged for 22nd March 2022 at 6pm, to be held at the Town Council Chambers.

b) Councillors also noted that the estimated dates for the NDP's progression proposed a Referendum in August, and that delaying this until September would be more suitable. The Town Clerk stated that the dates proposed in the "Next Steps" table were the earliest projections.

537 PLANNING APPLICATIONS

(a) It was noted that the Planning Committee can only comment on applications **as they were received the day of consultation from SDC, and as featured on the Agenda**. Any further amendments after the date of original consultation and publishing of the Agenda cannot be included in the consideration of the planning application, nor the subsequent recommendation.

(b) The meeting was adjourned to allow members of the public to speak for three minutes on the following application, by prior agreement.

[Plan no. 5] 21/04174/FUL – Summerhill, Seal Hollow Road (For)

[Plan no. 5] 21/04174/FUL – Summerhill, Seal Hollow Road (Against)

- (c) The Committee considered planning applications received during the two weeks ending 14th February 2022. **It was RESOLVED** that the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

538 PRESS RELEASES

None.

There being no further business the Chairman closed the meeting at 20:20.

Signed
Chairman

Dated

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Planning Applications Considered

Applications considered on 21-2-22

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/01480/FUL	Sean Mitchell 04/03/2022	Cllr Dr Canet	Savills 01732 789723
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Kent Wildlife Trust	Sevenoaks Wildlife Reserve	Bradbourne Vale Road	Northern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			11/02/22	

21/01480/FUL - Amended plan

The refurbishment and extension of the existing visitors centre; demolition of outbuilding; resurfacing and enhancements to parking and access; fencing; landscaping and other associated infrastructure.

A summary of the main changes is set out below:

Additional statement by applicant with response to Natural England comments and changes to parking/hardstanding layout.

Comment

Sevenoaks Town Council recommended approval, with the to-be-agreed-upon conditions.

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/02709/FUL	Sean Mitchell 04/03/2022	Cllr Busvine	Sophie Innes 07799 3699
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
9 Pembroke Road Developmen		9 Pembroke Road	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			11/02/22	

21/02709/FUL - Amended plan

Erection of 7 dwelling and a Class E floor space (proposed office and gym floor space) with associated access, landscaping and parking.

A summary of the main changes are set out below:

Amended plans and elevations of proposed development.

Comment

Sevenoaks Town Council recommended refusal, unless the Planning Officer is satisfied that the scale and massing of the building are not overdone, that the amenity of the neighbours is not unduly adversely affected and that any other Sevenoaks District Council imposed conditions are met.

Planning Applications Considered

Applications considered on 21-2-22

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/03818/ADV	Charlotte Brooks-Lawrie 24/02/22	Cllr Michaelides	Thomas Beard 02038 971 446
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Pegasus Planning Group Ltd	Baby Gap	5 Blighs Walk	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			03/02/22	

21/03818/ADV - Amended plan

Installation and display of 1no. Internally illuminated fascia sign and 1no. Internally illuminated projecting sign.

A summary of the main changes are set out below:

Proposed drawings amended to include the full elevation of the host building to show the scale of the advertisement in relation to the whole building.

Comment

Sevenoaks Town Council recommended refusal on the grounds that the proposals breach the Town Council's policy of not approving of internally illuminated signs.

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04048/ADV	Ashley Bidwell 23/02/2022	Cllr Busvine	N/A
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Mr T McEwen	Stag Community Arts Centre	London Road	Town	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			02/02/22	

Installation of five A0 Backlit Lockable Outdoor LED poster bays.

Comment

Sevenoaks Town Council had no comment.

Planning Applications Considered

Applications considered on 21-2-22

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04174/FUL	Ashley Bidwell 28/02/2022	Cllr Clayton	Ms Jacquie Andrews 017 83 450000
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Brentfield Homes Limited	Summerhill	Seal Hollow Road	Eastern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			07/02/22	
21/04174/FUL - Amended plan				
Erection of replacement detached dwelling with integral garage and associated works as revision to dwelling on plot 1 of approved scheme under reference 20/01075/FUL.				
A summary of the main changes are set out below:				
Amended description to better reflect the proposal which only relates to plot 1.				

Comment

<p>Sevenoaks Town Council reiterated its previous recommendation for refusal on the following grounds:</p> <p>1) The excessive bulk, height, mass and scale of the proposed dwellings would be detrimentally harmful to the residential amenities of the occupiers of Dawning House and Levenhurst, to the east of the site. This is due to the overbearing effect the buildings would have on the neighbouring properties due to the difference in ground levels and the proximity to the boundary. This conflicts with policy EN2 of the Sevenoaks Allocations and Development Management Plan, using the same criteria as for 18/02306/FUL, which was previously refused.</p> <p>Informative:</p> <p>Its noted that the access does not meet Kent design requirements for Fire and Rescue, with Kent Fire and Rescue having put forward the following information:</p> <p>"the driveway is a dead end and is in excess of 20m, therefore suitable turning facilities for a pumping appliance should be provided. Applicants should be aware that in the event of planning permission being granted, the Fire & Rescue Service would require the access routes, hardstanding and turning facilities onsite to meet the requirements of Approved Document B Volume 1:2019, Table 13.1."</p>

Planning Applications Considered

Applications considered on 21-2-22

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04244/FUL	Anna Horn 02/03/2022	Cllr Clayton	
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Portman Homes (WM) Ltd			34 & 36 Wildernesse Mount	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				09/02/22
21/04244/FUL - Amended plan				
Demolition of 34 and 36 Wildernesse Mount and erection of four dwellings, together with access and parking.				
<p>A summary of the main changes are set out below: An amended site plan has been received, omitting the previously proposed retaining wall along the southern boundary from the plans, following the comments made by the Tree Officer.</p>				

Comment

<p>Sevenoaks Town Council reiterated its previous recommendation for refusal on the following grounds: 1) The proposed house on plot 3 will be very close and overbearing to 32 and 33 Lansdowne Road, affecting residential amenity 2) The proposed houses on plots 1 and 2 will enclose and overlook the front gardens of houses in Wildernesse Mount 3) The new houses will be much closer to the road, and not in keeping with the Residential Area Character Assessment F03, in which houses are set back from Wildernesse Mount.</p>				
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7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	22/00082/FUL	Joshua Ogunleye 28/02/2022	Cllr Eyre	Mr Erin Munir 07985 3921
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr K Cummins			79 Weald Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/02/22
Minor material amendment to 21/02691/FUL.				

Comment

Sevenoaks Town Council recommended approval.				
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8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	22/00248/HOUSE	Anna Horn 22/02/2022	Cllr Parry	Mrs Estibaliz Buesa 0173 6 888888
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
T Hietam		Summer House	118A Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/02/22

Proposed replacement of existing conservatory with single storey extension. Extension and alterations of existing double garage at the front of the property, including change of the roof pitch. Reconfiguration of the front elevation of the house, including addition of circular dormer window and larger entrance hall.

Comment

Sevenoaks Town Council recommended approval.				
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Planning Applications Considered

Applications considered on 21-2-22

9	<i>Plan Number</i> 22/00262/HOUSE	<i>Planning officer</i> Charlotte Brooks-Lawrie 22/02/2022	<i>Town Councillor</i> Cllr Clayton	<i>Agent</i> Mr David Burr 01732 7422 66
<i>Applicant</i> Mr S Hoskin		<i>House Name</i>	<i>Road</i> 68 Wickenden Road	<i>Locality</i> Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i> 01/02/22
To demolish the garage and construct a part single storey and part two storey side extension with a pitched roof to the existing kitchen extension.				

Comment

Sevenoaks Town Council recommended approval.

10	<i>Plan Number</i> 22/00264/HOUSE	<i>Planning officer</i> Stephanie Payne 22/02/2022	<i>Town Councillor</i> Cllr Mrs Parry	<i>Agent</i> Mr Oliver Howard 01892 5 07464
<i>Applicant</i> Mr & Mrs Selwood		<i>House Name</i> Bower Cottage	<i>Road</i> Blackhall Lane	<i>Locality</i> Wilderness
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i> 01/02/22
Proposed single storey side and rear extension over existing garage.				

Comment

Sevenoaks Town Council recommended approval.

11	<i>Plan Number</i> 22/00275/FUL	<i>Planning officer</i> Stephanie Payne 23/02/22	<i>Town Councillor</i> Cllr Bonin	<i>Agent</i> N/A
<i>Applicant</i> Ms B Murcia Montejano		<i>House Name</i>	<i>Road</i> 78C Granville Road	<i>Locality</i> Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i> 02/02/22
Replacement of aluminium windows with UPVc windows in top floor flat.				

Comment

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

12	<i>Plan Number</i> 22/00284/HOUSE	<i>Planning officer</i> Joshua Ogunleye 25/02/2022	<i>Town Councillor</i> Cllr Clayton	<i>Agent</i> N/A
<i>Applicant</i> Mrs N Chew		<i>House Name</i>	<i>Road</i> 21 Holly Bush Lane	<i>Locality</i> Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i> 04/02/22
Replacement of existing conservation rooflights; conversion of cellar to habitable space.				

Comment

Sevenoaks Town Council recommended approval, provided that the Conservation Officer is satisfied with the design and materials of the roof lights.

Planning Applications Considered

Applications considered on 21-2-22

13	<i>Plan Number</i> 22/00288/HOUSE	<i>Planning officer</i> Stephanie Payne 01/03/2022	<i>Town Councillor</i> Cllr Shea	<i>Agent</i> Miss Alice Reed
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Mr P Burchell		82 Cramptons Road	Northern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			08/02/22	
Demolition of existing conservatory. Single storey rear extension with roof lights and alterations to fenestration.				

Comment

Sevenoaks Town Council recommended approval, subject to the Planning Officer being satisfied that there will be no unacceptable loss of amenity to adjoining neighbours.

14	<i>Plan Number</i> 22/00291/MMA	<i>Planning officer</i> Samantha Simmons 28/02/2022	<i>Town Councillor</i> Cllr Eyre	<i>Agent</i> Offset Architects 01732 750000
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
C/O Agent	Crofters	67 Oakhill Road	Kippington	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			07/02/22	
Minor material amendment to 20/01395/FUL.				

Comment

Sevenoaks Town Council recommended approval.

15	<i>Plan Number</i> 22/00306/HOUSE	<i>Planning officer</i> Stephanie Payne 01/03/2022	<i>Town Councillor</i> Cllr Mrs Parry	<i>Agent</i> Offset Architects 01732 750000
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Mr M Martins	Little Hollow	Seal Hollow Road	Wildernesses	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			08/02/22	
Extensions and refurbishment to the existing property; demolition of existing conservatory, garage, car port and pavillion. Construction of new detached garage with associated landscaping. Relocation of the driveway access.				

Comment

Sevenoaks Town Council recommended approval, on the condition that the 3 metre high boundary fence which will be screening the new 2.8 metre high 3 car garage will be retained.

16	<i>Plan Number</i> 22/00312/HOUSE	<i>Planning officer</i> Stephanie Payne 01/03/2022	<i>Town Councillor</i> Cllr Granville-Baxter	<i>Agent</i> N/A
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>	
Mr T Lacey		85 Bradbourne Vale Road	Northern	
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>	
			08/02/22	
Demolition of existing rear conservatory. Erection of a single storey rear extension, detached garage and gate to the front.				

Comment

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 21-2-22

17	Plan Number	Planning officer	Town Councillor	Agent
	22/00315/CONVAR	Joshua Ogunleye 28/02/2022	Cllr Busvine	Mrs Danielle Zaire 02070 188118
Applicant		House Name	Road	Locality
C/O Agent		Ephesus	57-59 High Street	Town
Town		County	Post Code	Application date
				07/02/22
Variation to condition 5 (opening times) of SE/97/02051 Change of use from shop to restaurant within Class A3 of the Town & Country Planning (Use Classes) Order 1987 to extend the opening hours of the restaurant shall be restricted to 8.30am to 1am Monday to Saturday and 12.00 noon to midnight on Sundays and Public Holidays.				

Comment

Sevenoaks Town Council recommended approval, subject to the Planning Officer being satisfied that Policy EN2 has been complied with, particularly with regard to noise, and that conditions are laid down requiring:

- a complaints procedure for (and regular consultation with) neighbours
- no queueing of customers outside the restaurant

18	Plan Number	Planning officer	Town Councillor	Agent
	22/00342/HOUSE	Charlotte Brooks-Lawrie 03/03/22	Cllr Bonin	Miss Alice Reed 01892 87 1888
Applicant		House Name	Road	Locality
Mr E Fitzmaurice			30 Victoria Road	Town
Town		County	Post Code	Application date
				10/02/22
New location of the entrance and internal/fenestration amendments.				

Comment

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

19	Plan Number	Planning officer	Town Councillor	Agent
	22/00349/HOUSE	Stephanie Payne 04/03/2022	Cllr Michaelides	Mr David Dennis 01732 2 18118
Applicant		House Name	Road	Locality
Mr & Mrs Brough			152 London Road	Town
Town		County	Post Code	Application date
				11/02/22
Proposed loft conversion with side dormer and rooflight.				

Comment

Sevenoaks Town Council recommended approval, subject to the Planning Officer being satisfied with the materials and designs.

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Dear Resident

LOCAL CONSULTATION FOR A PROPOSED SPEED INDICATOR DEVICE (SID) IN SEVENOAKS PARISH

Introduction

Sevenoaks Town Council is planning to invest in a moveable Speed Indicator Device (SID), which will be periodically installed at three fixed locations within the Parish.

The SIDs purpose is to give approaching vehicles an accurate visual indication of their speed, in order to educate them and encourage drivers to remain within the speed limit.

The SID is not a speed camera or a number plate recognition system but will provide valuable data to the Parish such as traffic volumes, average speeds, maximum speeds, etc, which can potentially be passed to Kent Police for comment.

The Scheme

The scheme involves the permanent installation of galvanised steel posts complete with mounting brackets at each of the three locations. The brackets will enable the SID to face in either direction, which provides a total of six SID positions. At 8 weekly intervals, the SID will be moved to a new position. This may be by carried out by rotating the SID to face in the opposite direction, or by relocating the SID to another post. These operations will be carried out by volunteers, as will periodic battery replacement when required.

Proposed Locations

SIDs are only suitable for use on roads with a 30 mph speed limit. The three locations selected for the fixed posts are at locations where it is known that a relatively high proportion of vehicles exceed the speed limit. By periodically positioning the SID at these locations, it is hoped that this will help to educate drivers and encourage them to observe the speed limit. The three proposed locations are:

1. **Brittains Lane near Beaconfields**
2. **St Johns near Holly Bush Lane**
3. **Bradbourne Vale Road near the entrance to the driving school**

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



Town Clerk



The maps shown on the next three pages show the approximate proposed locations, although the exact locations will be determined on site by Kent County Council to avoid underground services and to comply with highway regulations. The three locations have undergone preliminary examinations by Kent County Council, including measuring of the footways to ensure that equipment remains compliant with footway width regulations and should not disrupt accessibility.

Types of SID

The “mini” SID displays the speed of approaching vehicles. It is relatively compact and easily portable, weighing 8kg plus a 4kg battery. This is the Town Council’s preferred option.



The “advanced” SID displays the speed of approaching vehicles and displays a “Slow Down” message to vehicles exceeding the speed limit. This is slightly larger but is much heavier, weighing 12kg plus a 12kg battery. The battery life is also significantly reduced.



Cost

A funding grant from the Kent County Council Member’s Fund is in the process of being applied for. The funding, or remaining funding should the application be successful, will be proposed for CIL money during the next Community Infrastructure Committee to be held on 23rd May 2022 at 7pm. This meeting will be held in the Town Council Chambers and open to the public.

The cost of supplying and installing the mini SID, complete with spare battery, data collection facility, and three posts with brackets installed by KCC, will be £8,065.48 (excluding VAT).

The cost of supplying and installing the advanced SID, complete with spare battery, data collection facility, and three posts with brackets installed by KCC, will be £8,315.29 (excluding VAT).

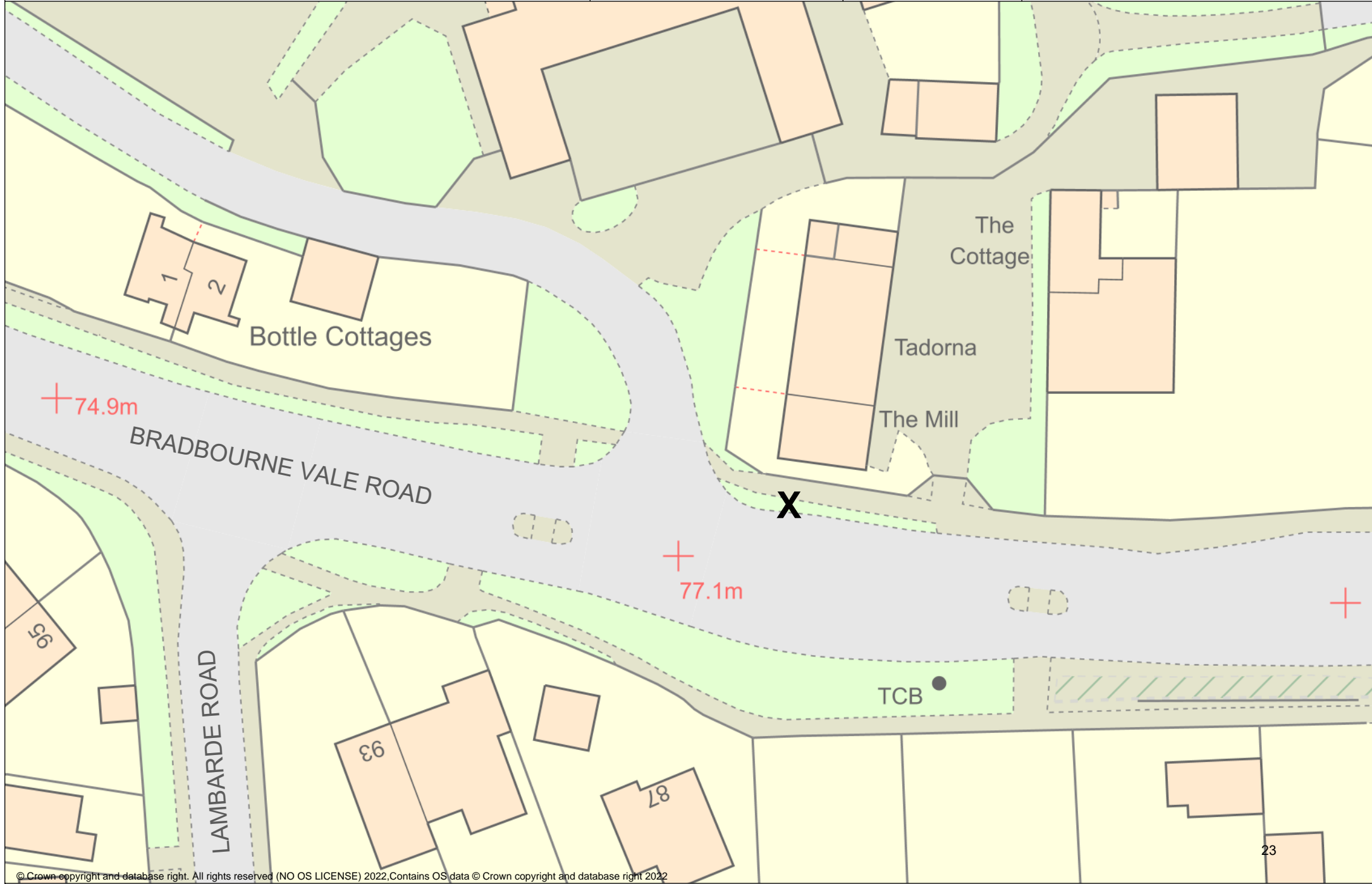
There will be ongoing costs for insurance, maintenance, battery replacement, etc, which would need to be budgeted for in our annual precept.

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How to Respond

As a resident of Sevenoaks Town, Sevenoaks Town Council would like to take your views into consideration before making a final decision. You can let us know your views by completing the form at the end of this letter and posting it to us C/O PLANNING COMMITTEE CLERK, at SEVENOAKS TOWN COUNCIL, COUNCIL OFFICES, BRADBOURNE VALE ROAD, TN13 3QG, or by emailing the completed form to PLANNING@SEVENOAKSTOWN.GOV.UK.

An online version of the form is also available via the following link: *(LINK TO BE SUPPLIED ONCE THE SURVEY IS APPROVED BY THE PLANNING COMMITTEE)*

If you wish to participate in this consultation or let us know your views, please respond by *(DATE TO BE CONFIRMED)*

The proposal will be included on the agenda at the Planning Committee Meeting to be held on 21ST MARCH 2022, at COUNCIL CHAMBERS, TOWN COUNCIL OFFICES, BRADBOURNE VALE ROAD, at 7PM. Residents are welcome to attend and register to speak during the Public Question Time.

Yours sincerely,

Georgie Elliston
Planning Committee Clerk
Sevenoaks Town Council
Town Council Offices
Bradbourne Vale Road
Sevenoaks
Kent TN13 3QG

planning@sevenoakstown.gov.uk

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



Sevenoaks Town Council's Speed Indicator Device Proposed Locations: Public Consultation

1. What is your first name?

2. What is your age range?

- | | |
|--------------------------------|--|
| <input type="radio"/> Under 18 | <input type="radio"/> 45-54 |
| <input type="radio"/> 18-24 | <input type="radio"/> 55-64 |
| <input type="radio"/> 25-34 | <input type="radio"/> 65+ |
| <input type="radio"/> 35-44 | <input type="radio"/> Prefer not to say. |

3. What is your postcode?

4. Do you or does anyone in your household drive a vehicle or cycle on roads?

- ☐ Drive a vehicle (including cars, vans, motorbikes etc)
- ☐ Ride a bike on roads
- ☐ Neither of the above.
- ☐ Both of the above.

5. Sevenoaks Town Council are running a public consultation on the introduction of a Speed Indicator Device (SID) at various locations (see Q6) within the Sevenoaks Parish. These are mobile electric signs placed in 30mph zones for 2 months at a time that indicate what speed a vehicle is going in order to raise driver awareness and reduce speeding. Before today, were you aware of what a Speed Indicator Device is?

- ☐ Yes
- ☐ No
- ☐ No, but I recognise it and would know what it was on the road.

6. Sevenoaks Town Council is proposing to install three brackets at the following locations, for a SID to be placed for up to two months at a time. The SID would be placed at one site and facing one direction at a time. These are locations that the Town Councillors have identified as having past speeding problems that could benefit from speed mitigation. An approximate map of each placement can be found in the notification of public consultation document. Please indicate below your response to these locations and add any additional comments/reasons in the box below.

	Strongly opposed	Opposed	Somewhat opposed	Neutral	Somewhat supportive	Supportive	Strongly supportive
Brittains Lane near Beaconfields	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Comments:	<input type="text"/>						
St Johns near Holly Bush Lane	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Comments:	<input type="text"/>						
Bradbourne Vale Road near the entrance to the riding school	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>	<input type="radio"/>
Comments:	<input type="text"/>						

7. Do you have any other comments that you wish to make on this consultation?

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/03211/HOUSE	Stephanie Payne 11/03/2022	Cllr Clayton	N/A
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr S Tomkins			1 Pinewood Avenue	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				18/02/22
21/03211/HOUSE - Revalidated plan				
Loft conversion with dormer to rear.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R05J1CBKJ3Q00			

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04174/FUL	Ashley Bidwell 11/03/2022	Cllr Clayton	Ms Jacquie Andrews 01732 4568 88
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Brentfield Homes Limited		Summerhill	Seal Hollow Road	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				21/02/22
21/04174/FUL - Amended plan				
Erection of replacement detached dwelling with integral garage and associated works as revision to dwelling on plot 1 of approved scheme under reference 20/01075/FUL.				
A summary of the main changes are set out below:				
Amended plans received for a first floor above the garage of plot 1 instead of a first and second floor.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R4FB6WBKIV500			

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04234/HOUSE	Joshua Ogunleye 17/03/2022	Cllr Morris Brown	N/A
<i>Case Officer</i>				
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Browitt			30 Wickenden Road	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				24/02/22
21/04234/HOUSE - Amended plan				
Alteration to vehicular access. Erection of a front and side extension.				
A summary of the main changes are set out below:				
The applicant has submitted revised documents in response to initial comments from officers.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R4XEPHBK0P200			

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	21/04244/FUL	Anna Horn 21/03/2022	Cllr Clayton	Mr Colin Smith

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

<i>Case Officer</i>			
<i>Applicant</i>	<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Portman Homes (WM) Ltd		34 & 36 Wildernesse Mount	Eastern
<i>Town</i>	<i>County</i>	<i>Post Code</i>	<i>Application date</i>
			28/02/22
21/04244/FUL - Amended plan			
Demolition of 34 and 36 Wildernesse Mount and erection of four dwellings, together with access and parking.			
<p>A summary of the main changes are set out below: An amended scheme has been received with the following changes: - Plot 1 and 2 have been relocated further back in the site - Plot 4 has been re-designed.</p>			
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R4XTQMBKJMJ00		

5	Plan Number	Planning officer	Town Councillor	Agent
	22/00170/CONVAR	Charlotte Brooks-Lawrie 15/03/2022	Cllr Eyre	N/A
Case Officer				
Applicant		House Name	Road	Locality
Mr M Craig		Hurstwood	Hopgarden Lane	Kippington
Town		County	Post Code	Application date
				22/02/22
Variation of condition 4 (tree protection) of 20/01294/HOUSE with amendments to tree protection to allow excavation before submitting details.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R60HTABK0P200			

6	Plan Number	Planning officer	Town Councillor	Agent
	22/00351/HOUSE	Charlotte Brooks-Lawrie 14/03/2022	Cllr Dr Canet	Mr Christopher Aylward 0189283 0054
Case Officer				
Applicant		House Name	Road	Locality
A Palmer			9 Madison Way	Northern
Town		County	Post Code	Application date
				21/02/22
Demolish Existing Garage, Proposed two storey extension				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R71R3TBKMZI00			

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	22/00364/HOUSE	Ronald Tong 10/03/2022	Cllr Morris Brown	Ian Chin 07772 474727

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

Case Officer			
Applicant	House Name	Road	Locality
Mr R Dobson		10 Nursery Close	Eastern
Town	County	Post Code	Application date
			17/02/22
Conversion of existing garage. Single storey front with canopy and rear extensions with rooflights and decking. Replacement of existing windows and rendering and cladding to the elevations. Demolition of existing conservatory and snug.			
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R73LPUBKN2L00		

8	Plan Number	Planning officer	Town Councillor	Agent
	22/00368/HOUSE	Ronald Tong 08/03/2022	Cllr Camp	Mr Anthony Withall 01732 75333
Case Officer				
Applicant	House Name	Road	Locality	
Mr & Mrs Brock		7 Pendennis Road	St Johns	
Town	County	Post Code	Application date	
			15/02/22	
Two-storey rear extension. Infill extension to the garage and new porch canopy to the front of the property. Alterations to fenestration. Associated hard and soft landscaping works.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R73LR8BKN2T00			

9	Plan Number	Planning officer	Town Councillor	Agent
	22/00373/HOUSE	Stephanie Payne 08/03/2022	Cllr Raikes	Mr Peter Hadley 01689 836334
Case Officer				
Applicant	House Name	Road	Locality	
Mr & Mrs R Thompson		3 Winchester Grove	St Johns	
Town	County	Post Code	Application date	
			15/02/22	
Erection of single storey rear/side extension with rooflights and modest two storey front extension with dormers and new open porch. Alterations to fenestration.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R75GEDBKFG800			

10	Plan Number	Planning officer	Town Councillor	Agent
	22/00375/FUL	Samantha Simmons 08/03/202	Cllr Eyre	Mr Andrew Wells 01634 786728
Case Officer				
Applicant	House Name	Road	Locality	
	Garnetts	Grassy Lane	Kippington	
Town	County	Post Code	Application date	
			15/02/22	
Subdivision of the plot and erection of one new detached dwelling with associated access.				
Web link	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R75GF9BKFGC00			

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

11	Plan Number	Planning officer	Town Councillor	Agent
	22/00379/HOUSE	Stephanie Payne 09/03/2022	Cllr Parry	Mrs Carmen Austin
Case Officer				
Applicant				
Mr & Mrs Thomas				
House Name				
21 Braeside Avenue				
Road				
Kippington				
Locality				
Town				
County				
Post Code				
Application date				
16/02/22				
Ground floor rear extension. Loft extension. Increase height of chimney. Alterations to fenestrations and roof. Garage conversion.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R75GGPBKFGK00				

12	Plan Number	Planning officer	Town Councillor	Agent
	22/00382/HOUSE	Charlotte Brooks-Lawrie 14/03/2022	Cllr Granville-Baxter	D T Designs 07549 859572
Case Officer				
Applicant				
Mr & Mrs Tubbs				
House Name				
10 Seal Road				
Road				
Northern				
Locality				
Town				
County				
Post Code				
Application date				
21/02/22				
Single storey rear extension with rooflights.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7AVYOBK0LO00				

13	Plan Number	Planning officer	Town Councillor	Agent
	22/00383/FUL	Anna Horn 17/03/2022	Cllr Granville-Baxter	Mr Kurt Obeney 07799 628134
Case Officer				
Applicant				
Mr R & Mrs J Obeney				
House Name				
4 Bosville Drive				
Road				
Northern				
Locality				
Town				
County				
Post Code				
Application date				
24/02/22				
To refurbish and extend the existing home to create 2 independent apartments to better cater for independent multi-generational living with off street parking to the front. Juliet balcony on second floor.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R6Y1SNBKMT800				

14	Plan Number	Planning officer	Town Councillor	Agent
	22/00402/HOUSE	Stephanie Payne 15/03/2022	Cllr Morris Brown	N/A
Case Officer				
Applicant				
B Cullen				
House Name				
108 St Johns Hill				
Road				
Eastern				
Locality				
Town				
County				
Post Code				
Application date				
22/02/22				
Formation of vehicular access.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7CV0XBKFR600				

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

15	Plan Number	Planning officer	Town Councillor	Agent
	22/00408/HOUSE	Samantha Simmons 17/03/2022	Cllr Morris Brown	Mr Jonathan Cook
Case Officer				
Applicant				
Mr O Ireland				
House Name				
15 Little Wood				
Road				
Eastern				
Locality				
Town				
County				
Post Code				
Application date				
24/02/22				
Two storey side extension.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7CV3UBKFRI00				

16	Plan Number	Planning officer	Town Councillor	Agent
	22/00419/FUL	Anna Horn 16/03/2022	Cllr Bonin	Mr Paul Webster 07769 944090
Case Officer				
Applicant				
Mr S Heinrich				
House Name				
Little Oak End				
Road				
High Street				
Locality				
Town				
Town				
County				
Post Code				
Application date				
23/02/22				
Proposed change of use of outbuilding to holiday accommodation.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7EPQLBKFI00				

17	Plan Number	Planning officer	Town Councillor	Agent
	22/00440/HOUSE	Charlotte Brooks-Lawrie 17/03/2022	Cllr Michaelides	Mrs Kirsty Morris
Case Officer				
Applicant				
Mr & Mrs Bond				
House Name				
1 Clarendon Road				
Road				
Town				
Locality				
Town				
County				
Post Code				
Application date				
24/02/22				
Demolition of existing side extension and conservatory to facilitate a new side extension with two roof lights. Alterations to fenestration. Landscaping works to the front drive allowing additional parking and ramp to the house.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7IF20BKG0E00				

18	Plan Number	Planning officer	Town Councillor	Agent
	22/00441/HOUSE	Charlotte Brooks-Lawrie 16/03/2022	Cllr Michaelides	Mrs Kirsty Morris 07903 356558
Case Officer				
Applicant				
Mr & Mrs Bond				
House Name				
1 Clarendon Road				
Road				
Town				
Locality				
Town				
County				
Post Code				
Application date				
23/02/22				
Add a dormer window to an existing loft conversion.				
Web link				
https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7IF2QBKG0G00				

Planning Applications to be Considered

Planning Applications received to be considered on 07 March 2022

19	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	22/00480/HOUSE	Stephanie Payne 21/03/2022	Cllr Clayton	Mr David Dennis
<i>Case Officer</i>				
<i>Applicant</i>				
Mr & Mrs Makkai				
<i>House Name</i>				
<i>Road</i>				
33 Hillingdon Avenue				
<i>Locality</i>				
Eastern				
<i>Town</i>				
<i>County</i>				
<i>Post Code</i>				
<i>Application date</i>				
28/02/22				
Proposed porch at front; demolition of existing shed; proposed summerhouse at rear with rooflight and covered walkway.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7PTUXBKGCN00			

20	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	22/00482/HOUSE	Samantha Simmons 18/03/2022	Cllr Parry	Miss M Burnham 07824 387676
<i>Case Officer</i>				
<i>Applicant</i>				
C/O Agent				
<i>House Name</i>				
<i>Road</i>				
4 Braeside Close				
<i>Locality</i>				
Kippington				
<i>Town</i>				
<i>County</i>				
<i>Post Code</i>				
<i>Application date</i>				
25/02/22				
Erection of a single storey side extension including rooflights with associated landscaping. Garage conversion with alterations to fenestration.				
<i>Web link</i>	https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=R7PTZIBKGCS00			