

Sevenoaks Town Council

**Minutes of the meeting of the Planning & Environment Committee
Held on Monday 18 May 2026 in the Council Chamber, Town Council Offices, TN13 3QG**

Livestreamed and available to view on YouTube until approved by Council:

https://youtube.com/live/am_ZuINnRA8

Meeting commenced: 19:00

Meeting Concluded: 20:57

Present:

Committee Members

Quorum minimum of six members

Cllr Ancrum	Apologies	Cllr Layne	Present
Cllr Camp – Chair	Present	Cllr Michaelides	Present
Cllr Dr Canet	Apologies	Cllr O’Hara – Deputy Mayor	Present
Cllr Clayton	Apologies	Cllr Shea – Leader	Present
Cllr Daniell – Deputy Leader	Present	Cllr Skinner OBE – Vice Chair	Apologies
Cllr Dr Dixon	Present	Cllr Varley	Apologies
Cllr Granville – Mayor	Present	Cllr Willis	Present
Cllr Gustard	Present	Cllr Wightman	Apologies

Also in attendance:

Responsible Finance Officer / Deputy Town Clerk

Planning Committee Clerk

2 Members of the Public

Kent County Council Officer, Jamie Watson

PUBLIC QUESTION TIME

A Member of the Public addressed the Committee under Minute Number 110.

Prior to the commencement of the meeting, two presentations were received from Kent County Council Officer, Jamie Watson, on the below topics. The presentations ran for 15-20 minutes each, inclusive of questions of the presenter from Committee Members:

- **Monitoring and compliance of the 2024 Sevenoaks Town 20mph scheme,**
- **Progress and designs for the Otford to Sevenoaks walking and cycling route, as produced by a Working Group of Sevenoaks District Council’s Joint Transportation Board**

106 - APOLOGIES FOR ABSENCE

As above.

107 - REQUESTS FOR DISPENSATIONS

No requests for dispensations had been received.

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108 - DECLARATIONS OF INTEREST

a) Representation was received and forwarded to all Councillors pertaining to Agenda Item 5 – Longspring Wood.

b) Cllr Willis declared that he had a pecuniary interest in the following planning application, due to his employment by the applicant, Sevenoaks School. He did not take part in its discussion or resolution:

- **[Plan no. 16] 26/00872/FUL – Sevenoaks School Playing Field, Oak Avenue**

c) Cllr Gustard declared that she had a non-pecuniary interest in the following planning application, due to residing on the same road. She stated that she was neither a direct neighbour or directly impacted, and remained open-minded to its content:

- **[Plan no. 10] 26/00758/HOUSE – Ruthwell, 80 Oakhill Road**

d) All Councillors declared that they had a non-pecuniary interest in the following Agenda Item, due to the related applicant being fellow Town Councillor, Cllr Gustard.

- **[Agenda Item 9] Development Management Committee Chenies, 84 Oakhill Road**

109 - MINUTES

The Committee received the MINUTES of the Planning & Environment Committee Meeting held 27th April 2026.

It was **RESOLVED** that the minutes be approved.

110 - LONGSPRING WOOD - NOTICE OF PRIVATE OWNER'S INTENTION TO SELL THE REMAINING PARCEL

a) The meeting was adjourned to allow a member of the public to speak for three minutes on the relevant Agenda Item, by prior agreement. This was followed by clarification questions from Councillors.

a) The Committee meeting was reconvened and Councillors received and noted formal notification that the remaining parcel of Longspring Wood, which was registered by Sevenoaks Town Council as an Asset of Community Value in 2023, and which did *not* form part of the land purchased by the Town Council in 2024, was now intended for sale by the private landowner.

b) Councillors received and noted an accompanying background report, advising that the Town Council had submitted an Intention to Bid on the remaining parcel of ancient woodland as per its previous 2023 Resolution (Minute Number 565.1) and commitments in its Green Community Investment Plan (Section 5.9). It was noted that this had triggered a six-month Moratorium period for the Town Council or any other Community Group to

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consider or negotiate potentially purchasing the Asset. This did but did not bind any community groups to do so, and any subsequent decision for the Town Council to submit a bid or purchase the land would need to be decided at a future full Council meeting.

111 - APPEAL SUBMISSION - 1C WICKENDEN ROAD

a) Councillors noted that the following appeal had been submitted:

- **6007698: 25/03503/CONVAR – 1C Wickenden Road**

b) It was noted that the Appeal would proceed under Written Representations Procedure, therefore the Town Council could provide additional comment or amend/withdraw previous representation, with the deadline to do so being 20th May 2026. This was not considered necessary.

c) It was noted that the full documentation may be accessed through the District Council's Appeals Portal, via the following link:

<https://pa.sevenoaks.gov.uk/online-applications/appealDetails.do?activeTab=summary&keyVal=TCKE84BK0MR00>

112 - APPEAL DECISIONS

a) Councillors noted the Planning Inspector's decisions which had been made on the following appeals:

- **6001878: 25/01801/FUL - 14 Silk Mills Close:** Appeal DISMISSED and planning permission Refused by the Planning Inspector on 28th April 2026
- **6002118: 25/00822/FUL - Land Adjacent to 95-107 Bradbourne Road:** Appeal DISMISSED and planning permission Refused by the Planning Inspector on 6th May 2026
- **6002632: 25/00104/FUL - Greensands, Oak Lane:** Appeal DISMISSED and planning permission Refused by the Planning Inspector on 8th May 2026

b) Councillors expressed their approval of the outcomes of the three Appeals, as well as their hopes that this would set a precedent for low quality design and overdensification to outweigh the tilted balance which often rules in favour of developments which Councillors had considered to be inappropriate. The outcome and Inspector's Report for Greensands, Oak Lane was particularly supported, for its recognition of the unacceptable impact that the development would have had on neighbouring amenity and local character.

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113 - DEVELOPMENT MANAGEMENT COMMITTEE - LAND REAR OF 26 ST JAMES ROAD

a) The Committee received notice that the below application is due to be discussed by Sevenoaks District Council's Development Management Committee on 21st May 2026. It was noted that this had previously been allocated to Cllr Dr Dixon.

- **25/00978/FUL - Land Rear of 26 St James Road**

b) It was noted that the full documentation may be accessed through the District Council's Planning Portal, via the following link:

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=SU3LY6BKFLU00>

c) It was **RESOLVED** that Cllr Dr Dixon prepare representative material to be presented by Cllr Gustard, who would be registered to speak at the meeting on the Town Council's behalf.

114 - DEVELOPMENT MANAGEMENT COMMITTEE - CHENIES, 84 OAKHILL ROAD

a) The Committee received notice that the below application is due to be discussed by Sevenoaks District Council's Development Management Committee on 21st May 2026. It was noted that this had previously been allocated to Cllr Daniell.

- **25/03547/HOUSE - Chenies, 84 Oakhill Road**

b) It was noted that the full documentation may be accessed through the District Council's Planning Portal, via the following link:

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=T7JOVWBKKU800>

c) It was not considered necessary to register a Town Councillor to speak at the meeting.

115 - STREET NAMING AND NUMBERING - NOTIFICATION OF NEW ADDRESSES

a) Councillors received notice of new addresses for the three new dwellings being converted at Sevenoaks Business Centre, 15 Lime Tree Walk, which had been renamed 15, 15A and 15B Lime Tree Walk.

b) Councillors received notice of new addresses allocated to the remaining units due to be delivered on the site of 6-10B Victoria Road, which had been renamed 10A Victoria Road and Flats 1-5 10B Victoria Road.

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116 - DECISION NOTICES ON PLANNING APPLICATIONS COMMENTED ON BY SEVENOAKS TOWN COUNCIL

The Committee received and noted details within the report, which notified of decisions made by Sevenoaks District Council on applications considered by Sevenoaks Town Council between the two weeks ending 11th May 2026.

117 - PLANS COMMENTED ON UNDER CHAIR'S ACTION

The Committee received and noted comments made on planning applications considered under Chair's Action, submitted to Sevenoaks District Council in order to meet Statutory response deadlines where they could not be met via Committee.

118 - PLANNING APPLICATIONS

- a) No members of the public registered to speak on individual applications.
- b) The Committee considered planning applications received during the two weeks ending 11th May 2026. **It was RESOLVED** that the comments listed on the attached schedule be forwarded to Sevenoaks District Council.

119 - PRESS RELEASES

None.

There being no further business the Chair closed the Meeting.

Signed
Chair

Dated

Planning Applications Considered

Applications considered on 18-5-26

1	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	25/01654/FUL	Samantha Yates 27/05/2026	Cllr Daniell	DMP
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Ingram		West Heath School	Ashgrove Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/05/26

25/01654/FUL - REVALIDATED plan

Installation of main gates to driveway entrance and installation of footpath for security reasons.

A summary of the main changes is set out below:

Revised location plan provided.

Comment

Sevenoaks Town Council recommended approval.

2	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00035/FUL	Christopher Park 29/05/2026	Cllr Willis	Trueplan Uk Ltd.
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr S Yalman			99-101 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/05/26

Internal alteration with change of use to class E(b).

Comment

Sevenoaks Town Council recommended approval, providing the Conservation and Planning Officers are satisfied with the proposals.

3	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00322/HOUSE	Zoe Dommatt 02/06/2026	Cllr Camp	Homestead
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr N Khehra			3 Camden Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/05/26

Proposed Ground Floor Rear Extension with rooflights and alterations to fenestration.

Comment

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 18-5-26

4	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00447/HOUSE	Summer Aucoin 23/05/2026	Cllr Daniell	Arkiplan Architectural Ltd
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Oomen		Ilex Cottage	69 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/05/26
Single storey rear extension to replace existing conservatory. Demolition of "insert" and creation of outbuilding. Air source heat pump, ice bath, patio.				

Comment

Sevenoaks Town Council recommended approval.

5	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00495/LBCALT	Christopher Park 19/05/2026	Cllr Granville	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
S M Buntastic Kent LTD (Mr M			70 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				27/04/26
Proposed installation of a non-illuminated, double-sided projecting sign to the front elevation.				

Comment

Sevenoaks Town Council recommended approval.

6	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00523/FUL	Ashley Bidwell 21/05/2026	Cllr Dr Dixon	Pinnacle Architecture Limi
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Laurels Sevenoaks Limited		Walthamstow Hall Junior Schoo	Bradbourne Park Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/04/26
Enclosure to existing external stair with sheet cladding and with new fenestration.				

Comment

Sevenoaks Town Council recommended refusal on the grounds that this application is in contravention of Policy C4 of the Sevenoaks Town Neighbourhood Plan, which requires planning applications to be of a high quality, namely because this addition detracts from the visual appeal of a locally listed building.

7	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00640/MMA	Christopher Park 30/05/2026	Cllr Camp (As Chair, for Kippin	Stephen Langer Associat
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J and Mrs K Mitchell		Bulimba	65A Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				08/05/26
Amendment to 22/01241/FUL with fenestration and layout amendments. Solar Panels.				

Comment

Sevenoaks Town Council recommended approval, providing any large areas of hardstanding are made from permeable materials to allow for suitable surface water run-off, as per Policy L2 of the Sevenoaks Town Neighbourhood Plan.

Planning Applications Considered

Applications considered on 18-5-26

8	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00729/MMA	Christopher Park 21/05/2026	Cllr Wightman	OPEN architecture
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Arnold Kirkland Properties LTD		Lantau	Seal Hollow Road	Wilderness
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/04/26
Amendment to 23/03188/HOUSE to make alterations to front gate and wall. alteration to fenestration including window removal and rooflight alterations.				

Comment

Proposed from the Chair, with Cllr Wightman's apologies:

Sevenoaks Town Council recommended approval.

9	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00752/FUL	Abbey Aslett 27/05/2026	Cllr Gustard	Butterworth Planning
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Lidl		Lidl	80 London Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/05/26
Installation of 2 x EV Charger upstands and associated feeder pillar cabinet and car parking layout amendments				

Comment

Sevenoaks Town Council recommended approval.

10	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00758/HOUSE	Bethany Prentice 20/05/2026	Cllr Daniell	Offset Architects
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs E. Smith		Ruthwell	80 Oakhill Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/04/26
Conversion and extension of existing garage with associated internal alterations and new access steps. First and second floor rear extension, including internal alteration. Alterations to fenestration and roof line, including new dormer windows and Juliet balconies. Hard and soft landscaping.				

Comment

Sevenoaks Town Council recommended approval, providing the Planning Officer is satisfied that there will be no loss of amenity to neighbours from the Juliet balcony.

Planning Applications Considered

Applications considered on 18-5-26

11	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00830/MMA	Abbey Aslett 02/06/2026	Cllr Daniell	G D Architects Limited
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr N & Mrs S Browner			91 Weald Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/05/26

26/00830/MMA - Amended plan

Amendment to 24/02698/HOUSE to alter the external finishing materials.

A summary of the main changes are set out below:

Plans are all now publicly available to view.

Comment

Sevenoaks Town Council recommended approval, provided the Planning Officer is satisfied that the materials used are in keeping with the character of the road.

12	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00840/HOUSE	Summer Aucoin 20/05/2026	Cllr Camp	Kent Building Control Ltd
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr and Mrs Green			2 Mount Harry Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/04/26

Loft conversion with rear dormer, additional window and roof lights. Removal of existing chimney.

Comment

Sevenoaks Town Council recommended approval, providing the Planning Officer is satisfied that there will be no overlooking or loss of amenity from the dormer or window in the side flank, and subject to a condition for obscure glazing on the window should this not be the case.

13	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00843/HOUSE	Summer Aucoin 23/05/2026	Cllr Dr Canet	CJ Harding Design
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs A Farooq			27 Bosville Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/05/26

Loft conversion with dormer extension, juliet balconies, and roof lantern. Alterations to roof line. Demolish existing conservatory, to be replaced by single-storey rear extension with roof lantern. New decking at the rear. Demolish and replace front porch. Alterations to fenestration. Demolish existing garage and replace with new garage.

Comment

Proposed by Cllr Shea, with Cllr Dr Canet's apologies:

Sevenoaks Town Council recommended refusal on the grounds that the new materials are neither consistent with the Sevenoaks Residential Character Area Assessment, nor the adjoining semi-detached dwelling.

Planning Applications Considered

Applications considered on 18-5-26

14	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00866/MMA	Summer Aucoin 21/05/2026	Cllr Clayton	Howard Sharp And Partne
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
A and O Adeleye			14 Hillside Road	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				29/04/26
Amendment to 25/03340/HOUSE to better balance the space within the ground floor study and first floor front bedroom by widening the bay serving these rooms. Change to the windows.				

Comment

Proposed by Cllr Layne, with Cllr Clayton's apologies:
Sevenoaks Town Council recommended approval, provided both the Planning Officer and Kent Highways are still satisfied with access and parking arrangements.

15	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00871/LBCALT	Summer Aucoin 27/05/2026	Cllr Willis	Mr D Cochrane-Dyet
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Dr R Cochrane-Dyet			35 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/05/26
Proposed remedial works to a failing timber bressummer supporting the first floor joists over the sitting room.				

Comment

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

16	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00872/FUL	Christopher Park 29/05/2026	Cllr Michaelides	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Sevenoaks School		Sevenoaks School Playing Fiel	Oak Avenue	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/05/26
Demolish the existing two storey grounds store / scoreboard hut. Construct a new, steel garage on a concrete slab foundation.				

Comment

Sevenoaks Town Council recommended approval, provided the Planning Officer is satisfied with the designs and materials.

Planning Applications Considered

Applications considered on 18-5-26

17	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00892/HOUSE	Zoe Dommett 20/05/2026	Cllr Gustard	Andrew Wells Planning &
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Bonds			130A Kippington Road	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/04/26
Demolition of rear extension with erection of a rear extension with roof lantern; alterations to the elevational treatments, including reconfiguration of windows and external doors; installation of replacement windows and doors. New porch.				

Comment

Sevenoaks Town Council recommended approval, subject to the Conservation Officer being satisfied with the material changes proposed.

18	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00895/HOUSE	Zoe Dommett 02/06/2026	Cllr O'Hara	BMAC STUDIO Architectu
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr J Igbineweka			34 Betenson Avenue	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/05/26
Demolition of existing 3 storage buildings, entrance hall and conservatory. Rear and side extension with rooflights. Loft conversion. A new porch. New patio and steps. Refuse store. Cladding.				

Comment

Sevenoaks Town Council recommended approval, subject to the Planning Officer being satisfied that the materials and new porch are in keeping with the character of the streetscene, and that no unacceptable loss of privacy or light will be caused to neighbours on either side.

19	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00896/HOUSE	Bethany Prentice 20/05/2026	Cllr Shea	Chris Saunders Associate
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr N Quinton			25 Broomfield Road	Northern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				28/04/26
Demolition of existing garage and single storey rear extension to be replaced with two storey extension and pitched roof over existing bay window on front elevation. Alteration to fenestration. Internal changes. Extension to existing vehicular access with the removal of grass and front wall to provide additional off- road parking. Patio area. EV charger.				

Comment

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 18-5-26

20	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00901/HOUSE	Abbey Aslett 28/05/2026	Cllr Gustard	Sevenoaks Plans Ltd
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Olivier		Thornwood	Oak Lane	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				06/05/26
Demolition of existing side extension. Proposed ground floor side extension with roof light. Alteration to fenestration. Enlargement of the car parking area with new retaining walls and permeable hardstanding.				

Comment

Sevenoaks Town Council recommended approval.

21	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00907/LBCALT	Zoe Dommett 29/05/2026	Cllr Layne	S3 Consulting Engineers Ltd
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Fawcitt			57 Bayham Road	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/05/26
Installation of a new cast iron soil and vent stack on the external wall to serve a proposed new ensuite, along with the addition of discreet exhaust fan grilles to serve the new ensuite and existing bathrooms.				

Comment

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

22	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00915/LBCALT	Summer Aucoin 23/05/2026	Cllr Michaelides	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Sevenoaks Town Council		War Memorial	The Vine	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				01/05/26
Cleaning and restoration works to the Vine War Memorial Sculpture and Plaques				

Comment

Sevenoaks Town Council did not comment, being the applicant.

Planning Applications Considered

Applications considered on 18-5-26

23	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00935/MMA	Abbey Aslett 27/05/2026	Cllr Dr Dixon	Robinson Escott Planning
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
S Beale			9A Mount Harry Road	St Johns
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				05/05/26
<p>Amendment to 25/01825/MMA with comprising provision of high level velux rooflights on eastern roof slope of single storey side projection to serve utility room and boot room; height of single storey utility room and bike shed lowered (enabling same internal floor level with kitchen/dining area) and internal changes - providing bootroom and utility room as two separate rooms (compared to one larger room as approved) and provision of additional internal door to utility room from kitchen.</p>				

Comment

Sevenoaks Town Council recommended approval.

24	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00937/VAR106	Ashley Bidwell 29/05/2026	Cllr Granville	N/A
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Purelake New Homes Ltd		Site of	136 High Street	Town
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				07/05/26
<p>Variation of a 106 agreement 22/03519/MMA in respect of the Car Club obligations (Schedule 4).</p>				

Comment

Sevenoaks Town Council recommended refusal, pending the submission of further information about alternatives to a Car Club and about the proposed Travel Plan meeting the rest of the relevant Section 106 agreement.

The Town Council considered that the proposed amendment would fail the three Statutory Section 106 tests, on the grounds that the development would no longer be able to mitigate the unacceptable impact of lack of car-parking provision. Furthermore, the Car Club requirement proposed for removal remains directly related to the development, as the lack of parking provision is directly caused by the number of apartments. Finally, being a large-scale development, its removal would have a significant and unacceptable negative impact on future and nearby residents - maintaining its justified retention when compared to scale.

25	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00945/HOUSE	Bethany Prentice 02/06/2026	Cllr Gustard	Philip Hobbs
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs S Andrews		Riftwood	Oak Avenue	Kippington
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				11/05/26
<p>Extension to garage and conversion of roof to provide additional habitable space with dormer and rooflights with associated soft landscaping.</p>				

Comment

Sevenoaks Town Council recommended approval.

Planning Applications Considered

Applications considered on 18-5-26

26	<i>Plan Number</i>	<i>Planning officer</i>	<i>Town Councillor</i>	<i>Agent</i>
	26/00965/LBCALT	Summer Aucoin 30/05/2026	Cllr Layne	Stephen Langer Associat
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
R Greene and V Hooker		Kent Cottage	Wilderness Mount	Eastern
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
				08/05/26
Replace existing glazing with vacuum glazing as per methodology within Design, Access and Heritage Statement				

Comment

Sevenoaks Town Council recommended approval, providing the Conservation Officer is satisfied with the proposals.

DRAFT