



Sevenoaks
DISTRICT COUNCIL

Despatched: 20.06.12

DEVELOPMENT CONTROL COMMITTEE

28 June 2012 at 7.00 pm

Council Chamber, Argyle Road, Sevenoaks

AGENDA

Membership:

Chairman: Cllr. Mrs. Dawson

Vice-Chairman

Cllr. Williamson

Cllrs. Mrs. Ayres, Brookbank, Brown, Clark, Cooke, Davison, Dickins, Gaywood, Ms. Lowe, McGarvey, Orridge, Mrs. Parkin, Piper, Scholey, Miss. Thornton, Underwood and Walshe

Apologies for absence

1. **Declarations of Interest or Predetermination**
2. **Minutes** (Pages 1 - 20)
Minutes of the meeting of the Committee held on 24 May 2012.
3. **Declarations of Lobbying**
4. **Ruling by the Chairman regarding Urgent Matters**
5. **Planning Applications - Group Manager - Planning's Report**
 - 5.1. **SE/12/00444/FUL - Woodland Chase, Blackhall Lane, Sevenoaks TN15 OHU** (Pages 21 - 40)

The erection of a detached dwelling and double garage to the front of Woodland Chase to include new access to existing dwelling, as amended by revised plans received on 24.04.12.
 - 5.2. **SE/10/02625/OUT - Summerhill and Dawning House, Seal Hollow Road, Sevenoaks TN13 3SH** (Pages 41 - 64)

Outline application for Demolition of two detached dwellings and garaging facilities; erection of 4 detached dwellings, garages and associated works.

- 5.3. SE/12/00307/FUL - Sealcot, Seal Hollow Road, Sevenoaks TN13 3SH (Pages 65 - 76)
- Demolition of existing dwelling and associated development, and erection of replacement 1 x 2 storey detached dwelling with parking facilities and associated works.
- 5.4. SE/12/00893/FUL - Robertsons Nursery, Goldsel Road, Swanley, Kent (Pages 77 - 86)
- Retention of stable building, and land to accommodate horses in need of isolation
- 5.5. SE/12/00894/FUL - Robertsons Nursery, Goldsel Road, Swanley, Kent (Pages 87 - 98)
- Retention of mobile home & hardstanding & proposed utility building
- 5.6. SE/12/00803/FUL - The Old Wheelwrights, The Green, Brasted TN16 1JL (Pages 99 - 114)
- Demolition of existing buildings, and erection of detached two storey building for B1 purposes with 6 parking spaces, and one detached and two semi-detached dwellings with 6 parking places.
- 5.7. SE/12/00189/FUL - Aspen Lodge, College Road, Hextable Kent BR8 7LT (Pages 115 - 122)
- Retention of mobile home in its original location at Pembroke Business Centre
- 5.8. SE/12/01116/FUL - Scollops Farm, Yorks Hill, Ide Hill TN14 6LG (Pages 123 - 130)
- Amendments to previously approved appeal to include addition of bathroom window and proposed dormer windows within the north and south roof slopes, in lieu of the conservation range rooflights.

EXEMPT ITEMS

(At the time of preparing this agenda there were no exempt items. During any such items which may arise the meeting is likely NOT to be open to the public.)

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 appropriate Director or Contact Officer named on a report prior to the day of the meeting.

Should you require a copy of this agenda or any of the reports listed on it in another format please do not hesitate to contact the Democratic Services Team as set out below.

If you wish to speak in support or against a planning application on this agenda, please call the Council's Contact Centre on 01732 227000

For any other queries concerning this agenda or the meeting please contact:
The Democratic Services Team (01732 227241)

Any Member who wishes to request the Chairman to agree a pre-meeting site inspection is asked to email democratic.services@sevenoaks.gov.uk or speak to a member of the Democratic Services Team on 01732 227350 by 5pm on Monday, 25 June 2012.

The Council's Constitution provides that a site inspection may be determined to be necessary if:

- i. Particular site factors are significant in terms of weight attached to them relative to other factors and it would be difficult to assess those factors without a Site Inspection.
- ii. The characteristics of the site need to be viewed on the ground in order to assess the broader impact of the proposal.
- iii. Objectors to and/or supporters of a proposal raise matters in respect of site characteristics, the importance of which can only reasonably be established by means of a Site Inspection.
- iv. The scale of the proposal is such that a Site Inspection is essential to enable Members to be fully familiar with all site-related matters of fact.
- v. There are very significant policy or precedent issues and where site-specific factors need to be carefully assessed.

When requesting a site inspection, the person making such a request must state under which of the above five criteria the inspection is requested and must also provide supporting justification.