

08 September 2016 at 7.00 pm

Council Chamber, Argyle Road, Sevenoaks

Despatched: 31.08.16



Development Control Committee

Membership:

Chairman, Cllr. Williamson; Vice-Chairman, Cllr. Thornton

Cllrs. Ball, Barnes, Bosley, Brown, Clark, Cooke, Edwards-Winsor, Gaywood, Hogg, Horwood, Mrs. Hunter, Kitchener, Layland, Parkin, Purves, Reay and Miss. Stack

Agenda

	Pages
Apologies for Absence	
1. Minutes To approve the minutes of the meeting of the Committee held on 28 July 2016, as a correct record.	(Pages 1 - 20)
2. Declarations of Interest or Predetermination Including any interests not already registered	
3. Declarations of Lobbying	
4. Planning Applications - Chief Planning Officer's Report	
4.1 SE/15/03839/FUL - The Rock Inn, Hoath Corner, Chiddingstone Hoath TN8 7BS Demolition of existing side and rear extension. Erection of a part single part two storey side and rear extension.	(Pages 21 - 38)
4.2 SE/15/03840/LBCALT - The Rock Inn, Hoath Corner, Chiddingstone Hoath TN8 7BS Demolition of existing side and rear extension. Erection of a part single part two storey side and rear extension.	(Pages 39 - 48)
4.3 SE/16/02102/LDCEX - Jubilee Cottage, 9 Egerton Avenue, Hextable BR8 7LG Confirm use of first floor accommodation above domestic garage/study/store as separate residential flat and use of land at the rear as a patio is lawful.	(Pages 49 - 58)

- 4.4 **SE/16/01460/FUL - Land South West Of 2 Salisbury Avenue, Swanley BR8 8DG** (Pages 59 - 70)

Erection of a 2 bed chalet bungalow.

5. Tree Preservation Orders

- 5.1 **SE/16/01857/WTPO - Pippin Cottage, The Green, Leigh TN11 8QJ** (Pages 71 - 78)

Removal of 2 Oak trees, T1 and T2 (TPO).

- 5.2 **Objection to Tree Preservation Order number 4 of 2016 Located at Fort Halstead and adjacent wooded areas** (Pages 79 - 86)

That the Tree Preservation Order No 4 of 2016 be confirmed without amendment.

EXEMPT INFORMATION

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.

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 227000 by 5pm on Monday, 5 September 2016.

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.