



**Late Observations Sheet  
Development Control Committee  
08 December 2016 at 7.00 pm**

**Late Observations**

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**DEVELOPMENT CONTROL COMMITTEE**

**Thursday 8 December 2016**

**LATE OBSERVATION SHEET**

**Item 4.1 - SE/16/02001/HOUSE - Fleetwith, 51A Mount Harry Road, Sevenoaks TN13 3JN**

**Amendments:**

Paragraph 5 - substitute 'rood' for 'roof'  
Paragraph 22 - replace 'form' with 'from'  
Paragraph 24 - replace 'exiting' with 'existing'  
Paragraph 31 - replace '0.2 centimetres' with '0.2 metres'  
Paragraph 33 - Replace 'loos' with 'loss'

**Item 4.2 - SE/16/02830/FUL - Land Adj to Tubs Hill House, London Road, Sevenoaks TN13 1BL**

**Paragraph 6**

Replace:     *The garden of the unit proposed for plot one would be approximately 30 square metres while that for plot 1 would measure approximately 40 square metres'*

with :        *'The garden of the unit proposed for plot one would be approximately 30 square metres while that for plot two would measure approximately 40 square metres'.*

**Additional condition:**

*No development shall take place until details of the two parking spaces to be allocated to the units hereby approved shall be submitted to the Council and approved in writing. The parking areas approved shall be provided before the first occupation of any unit, maintained and kept available for parking in connection with the units hereby permitted at all times.*

*To ensure a permanent retention of vehicle parking for the property as supported by Policy T2 of the Sevenoaks Allocations and Development Management Plan. The Local Planning Authority is satisfied that it is fundamental to the development permitted to address this issue before development commences and that without this safeguard planning permission should not be granted.*

**Item 4.6 - SE/16/02010/FUL - Field South East of Junction with Farley Lane, Croft Road, Westerham**

**RECOMMENDATION:** That planning permission is GRANTED subject to the following conditions: (Conditions remain as listed).

## Agenda Item

Reason: The Council has exchanged on a condition contract with the developer and the developer has now signed and completed the S106 legal undertaking. The Council are now in a position to issue a formal decision.

### Amendment:

The second sentence to paragraph 106 (Impact on residential amenity) to read:

“No. 12 has a garage to its western side which contains *a high level* flank window.”

### **Item 4.7 - SE/16/02196/FUL - Field South East of Junction with Farley Lane, Croft Road, Westerham**

RECOMMENDATION: That planning permission is GRANTED subject to the following conditions: (Conditions remain as listed).

Reason: The Council has exchanged on a condition contract with the developer and the developer has now signed and completed the s106 legal undertaking. The Council are now in a position to issue a formal decision.

### Representations:

One letter has been received reiterating earlier objections stating, in summary, that the site should be in the Green Belt and the proposals would result in an overdevelopment of the site resulting in loss of residential amenity, additional traffic, with inadequate access arrangements.

Response: These concerns have already been considered and are addressed within the main report.