



Sevenoaks
DISTRICT COUNCIL

Despatched: 11.04.12

DEVELOPMENT CONTROL COMMITTEE

19 April 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, Mrs. Parkin, Piper, Scholey, Miss. Thornton, Underwood and Walshe

Please note that there will be a briefing for Members on the recently published National Planning Policy Framework (NPPF) at 6pm in the Members Room.

Apologies for absence

1. Minutes of previous meeting (Pages 1 - 10)
Minutes of the meeting of the Committee held on 15 March 2012
2. Declarations of Interest or Predetermination
3. Declarations of Lobbying
4. Ruling by the Chairman regarding Urgent Matters
5. Planning Applications – Head of Development Services’ Report
 - 5.1. SE/10/02793/FUL - 31 Serpentine Road, Sevenoaks TN13 3XR (Pages 11 - 28)
Proposed development at land to the rear of 31 Serpentine Road forming new 4 bed detached residential dwelling.
 - 5.2. SE/11/02706/FUL - Ludwells Farmhouse, Spode Lane, Cowden, Kent (Pages 29 - 42)
TN8 7HN
The erection of an extension and renovation of listed farmhouse including conversion of associated farm building and rationalisation of outbuildings.
 - 5.3. SE/11/02707/LBCALT - Ludwells Farmhouse, Spode Lane, Cowden (Pages 43 - 50)
TN8 7HN

Extension and renovation of listed farmhouse including conversion of associated farm building.

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 227350)

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, 16 April 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.