

To Councillors: J Aldridge (Chairman), A Baker, M Gemmell Smith, A Layland, M McArthur, S McGregor (Vice-Chairman), V Parker, A Read, J Streets, B Todd.

Notice is hereby given of a **Planning Committee Meeting** to be held in Rickards Hall on Monday 11th December at 7.30 pm. Members of the Committee are summoned to attend.

Members of the public are welcome to attend. If you wish to comment on an agenda item, it is helpful to contact the Town Clerk in advance of the Meeting.

Town Clerk
6th December 2023

To assist in the speedy and efficient dispatch of business members wishing to obtain factual information on items included on the Agenda are asked to enquire of the Town Clerk prior to the day of the meeting.

Council Meetings may be recorded. Any person intending to make recordings is advised to notify the Clerk in advance so that appropriate arrangements can be made

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Meeting Papers & Report

1 **To Receive Apologies for Absence**


2 **Declaration of Interests or Predetermination, including interests not already registered**
Members of the District Council wish to state that although they will be considering planning applications at this meeting they would be reconsidering them at the district level, taking into account all relevant evidence and representations there.

3 **Public Questions and Statements**

Members of the public, and members with prejudicial interests on items on the Agenda, may make representations, answer, ask questions and give evidence at this meeting in respect of items on the Agenda. (This is the only opportunity for members of the public to make a contribution during the meeting.)

Both public and members are limited to three minutes per person to speak and the total time designated for public questions shall not exceed fifteen minutes unless directed by the Chairman of the meeting.

4 **To Receive, Adopt and Sign the Minutes of The Planning Committee Meeting Held on 27th November 2023 2023-030-1-3**


 Planning and Transport | 27 November 2023 v.1 - Minutes (Pages 2023-030/1-3)

5 **Matters Arising Not Covered Elsewhere**

6 **Planning Applications to Be Considered**

6.1 **23/03157/FUL - Working Mens Club 67 High Street TN8 5AL**

Conversion of existing Working Mens club to 6 flats.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S3CQ6GBKJLX00>

6.2 **23/03347/FUL - The King And Queen 81 High Street TN8 5AU**


Ground and first floor extensions. Removal of the existing flat roof to the rear and the construction of a new flat roof. Raising of the non original pitched roof to the rear.

Conversion in part of the existing building to 2 dwellings. Retention of ground floor pub use to the front along with the associated managers flat to the first floor. Minor alterations to the external landscaping and existing fenestration.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S4A258BKK4C00>

6.3 **23/03036/HOUSE - 11 Stanbridge Road TN8 5JQ**

Single storey extension to rear of property.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S2OKUABKJA300>

6.4 **23/03302/HOUSE - Headley 85 Lingfield Road TN8 5DY**

Demolition of existing garden building and replacement with new garden building.

- 6.5 **23/03247/LDCEX - The Laurels High Street TN8 5AX**
Application is to change the use of the land (marked in red on the plan) attached to 'The Laurels' (marked blue) from agricultural land to garden use, which has been used as garden since 2001.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S3TE1TBKJUJ00>

- 6.6 **23/03277/FUL - Gabriels Farm House Mill Hill TN8 5DQ**
Demolition of existing garage /games room and detached garage. Erection of detached dwelling with associated works.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S3WWH5BKJXT00>

7 **For Information**

- 7.1 **23/03352/DETAIL - Candie Crouch House Road TN8 5ED**
Details pursuant to condition 3 (render) of 23/02391/HOUSE
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S4A26QBKK4M00>

8 **SDC Planning Decisions**

- 8.1 **23/02636/HOUSE - Skinners Skinners Lane TN8 6LW**
New garage and store with rooflights.
Status: Granted
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S0TWLDBKHZQ00>
- 8.2 **23/02724/HOUSE - 8 Meadow Lane TN8 6HT**
Erection of a double storey side & rear extension and single storey rear extension with existing garage converted to accommodation. Installation of rooflights, alterations to fenestration, new clay roof tiles and facade finish to match existing split of brick and render all painted. External landscaping consists of new driveway width, side and rear hard/soft landscaping with new garden shed to the rear.
Status: Granted
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S18W2CBKIAB00>
- 8.3 **23/02707/FUL - 35 And 35A High Street TN8 5AD**
Change of use from hairdressers salon to cafe. Replacement of shop front glazing, installation of flue and extractor fan.
Status: Refused
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S16MW9BK0LO00>
- 8.4 **23/02079/FUL - Apex House Main Road TN8 6HZ**
Development of two storey, 2-bed town house and associated parking. Relocation of communal bin store and installation of automated car park entrance barrier
Status: Granted
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RY1WMXBKFRS00>


9 **Appeals**

9.1 **APP/G2245/D/23/3317783 - Appeal Decision**

Site: Lambourne, 32A Lingfield Road, Edenbridge TN8 5DX

Decision Date: 16 November 2023

Decision: Allowed

 Annex 1: Appeal Decision - APP/G22245/D/23/3317783

10 **Consultations**

10.1 **Sevenoaks District Local Plan 2040 - Regulation 18 part 2 Consultation**

The Plan 2040 Regulation 18 Part 2 consultation opened on Thursday 23rd November 2023, and will run for 7 weeks until 11.59pm on Thursday 11th January 2024.

11 **Other Planning Business**

12 **Press Release**

13 **Date of Next Meeting 8th January 2024**