

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

Notice is hereby given of a **Planning and Transport Committee Meeting** to be held in Rickards Hall on 29 July 2024 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  
24 July 2024

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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## Agenda

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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 8th July 2024 pages 2023-054/1-3**

 Planning and Transport | 08 July 2024 v.1 - Minutes (Pages 2023-054/1-3)

## 5 **Matters Arising Not Covered Elsewhere**

## 6 **Planning Applications to Be Considered**

6.1 **24/01661/ADV - Esso Londis Champion Filling Station Station Road TN8 6HL**  
Erection of one double sided D6 advertisement display.

6.2 **24/01608/HOUSE - 31 Greshams Way TN8 5NY**  
Removal of existing conservatory. Replaced with single storey rear extension.  
 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SFC4QBBKH1000>

6.3 **23/03599/FUL - Outbuilding At Hillands Shernden Lane Marsh Green TN8 5PR**  
Demolition of storage building to be replaced with a single storey dwelling.

**This application has now been amended, and a summary of the main changes are set out below:**

**The following has been provided:**

- **Amended elevation drawing (to show amended footings of the proposed house)**
- **Document demonstrating proposed footings and building floor levels**
- **Statement to address flood risk, tree and ecology matters**

- 6.4 **24/01386/HOUSE - Carstones Swan Lane TN8 6AT**  
Erection of a timber pre-fabricated single storey annexe. Air conditioning condenser to rear of new annexe.

**This application has now been amended, and a summary of the main changes are set out below:**

**Further commentary by the agent has been submitted in response to consultee comments specifically the parish, Environmental Health and the Tree Officer.**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SDZZI8BKJGM00>

- 6.5 **24/01780/FUL Montys Motorcycles 132 High Street Edenbridge Kent TN8 5AY**  
Erection of two storey rear extension, conversion of first floor to form 2x flats, alterations & restoration of shop front.

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?keyVal=SGBBEYBKHE200&activeTab=summary>

## 7 **For Information**

- 7.1 **24/00073/NEWDEV - (Apex House) STREET NAMING & NUMBERING - SECTION 64 TOWN IMPROVEMENTS ACT 1847.**

Site: Apex House Main Road Edenbridge Kent TN8 6HZ

Description: A further three properties are being added to the existing Apex House. Apex House currently has properties 1-7 on Main Road. Properties 8-10 will have their own separate access from Swan Lane, therefore will be addressed from Apex House, Swan Lane with a new postcode of TN8 6FZ.

SDC can confirm the new addressing for the above development. Please see details in the table below and in the site plan (attached):

Plot: 8, Apex House

New address: 8 Apex House Swan Lane Edenbridge Kent TN8 6FZ

Plot: Plot 9, Apex House

New address: 9 Apex House Swan Lane Edenbridge Kent TN8 6FZ

Plot: 10, Apex House

New address: 10 Apex House Swan Lane Edenbridge Kent TN8 6FZ

[Annex 1: 2400073PLAN \(002\).pdf](#)

- 7.2 **24/01672/PAC - The Medical Centre Station Road TN8 5ND**

Prior notification for a change of use from Commercial, Business and Service (Use Class E) to Dwellinghouses (Use Class C3). This application is made under Class MA of The Town and Country Planning (General Permitted Development) (England) Order 2015.

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SFP38WBKH6L00>

- 7.3 **24/01386/HOUSE - Carstones Swan Lane TN8 6AT**

Erection of a timber pre-fabricated single storey annexe. Air conditioning condenser to rear of new annexe.

**This application has now been amended, and a summary of the main changes are set out**

below:

**Details of the A/C unit have been provided.**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SDZZI8BKGM00>

7.4 **23/02261/HYB Hilders Farm Hilders Lane Edenbridge Kent TN8 6LE - STREET NAMING & NUMBERING**

The development at Hilders Farm, approved under 23/02261/HYB, has just started the street naming and numbering process: By removing the properties Hilders Farmhouse, its Annexe and The Dutchman, along with any agricultural buildings, the 11 plot development would be a new street. The properties will be numbered clockwise from 1 to 11 (*please see attached plan - was unable to attach as confidential file, see email*).

23/02261/HYB

**How do Members want to proceed, are there any comments to submit?**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SE9A0VBKGMH00>

8 **SDC Planning Decisions**

8.1 **24/01498/MMA - The King And Queen 81 High Street TN8 5AU**

Amendment to 23/03348/LBCALT

**Status: Withdrawn**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SENWDBBK0ZE00>

8.2 **24/01361/MMA - The King And Queen 81 High Street TN8 5AU**

Amendment to 23/03347/FUL

**Status: Withdrawn**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SDY4R1BKGHR00>

8.3 **24/01032/HOUSE - 9 Coomb Field TN8 5HL**

Garden Outbuilding

**Status: Granted**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SC3GO3BKFUB00>

8.4 **24/00993/ADV - Roundabout At The Junction With Commerce Way Station Road TN8 6HL**

Display of 4 x free standing, non-illuminated fascia advertising boards

**Status: Refused**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SBZREJBKFRJ00>

8.5 **24/00874/FUL - Land North West Of Stanfords End Lydens Lane Hever TN8 7EP**

Change of use of land for equestrian purposes and the formation of a sandschool

**Status: Granted**

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SBBORFBKFKA00>

9 **Planning Applications Considered Outside of A Meeting**

- 10      **Consultations**
  
- 11      **Other Planning Business**
  
- 12      **Press Release**
  
- 13      **Date of Next Meeting 19th August 2024**