

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 13 January 2025 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
8 January 2025

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 16th December 2024 pg 2023/079-1-3**

 Planning and Transport | 16 December 2024 v.1 - Minutes (Pages 2023-079/1-2)

5 **Matters Arising Not Covered Elsewhere**

6 **Planning Applications to Be Considered**

6.1 **24/03000/FUL - Edenbridge Town Council Car Park Market Yard Frantfield Edenbridge TN8 5BB**

To install an iron archway at the entrance into the Market Yard car park, additional removable bollards.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SMSQCSBK600>


6.2 **24/03181/HOUSE - 15 Clark Close Edenbridge TN8 6FN**

Conversion of garage to habitable rooms, changes to fenestration.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SNMCODBKPA00>

6.3 **24/02782/CONVAR - Hilders Farm Hilders Lane Edenbridge TN8 6LE**

Variation of condition 3 (Approved plans) and 6 (Design parameters/plot passports) of 23/02261/HYB with amendment to revised site layout plan, floor plans and elevations for Plots 1,2,4,5 and 11 and a revision to the Design and Access Statement to cover the proposed amendments and alter the plot passports.

 <https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SLPRJCBKJSK00>

6.4 **24/03169/REM - Hilders Farm Hilders Lane Edenbridge TN8 6LE**

Reserved matters (layout, scale, access, appearance and landscaping) for Plot 10 pursuant

to condition 4 of 23/02261/HYB (Outline application phases 3b-3g for the erection of 6 self-build dwellings (plots 3, 6, 7, 8, 9 and 10) with all matters reserved.

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SNKIBUBKKOS00>

- 6.5 **24/03087/FUL - Cranbrook House 40 High Street Edenbridge TN8 5AJ**
Replacement windows to front elevation of the first/second floor maisonette above the shop.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SN5Q0BBKKIG00>
- 6.6 **24/03268/HOUSE - Skeynes Park Lingfield Road Edenbridge TN8 5HN**
Convert existing garage to gym and replace flat roof with pitched roof. Single-storey side extension to create new garage and ancillary annexe, relocation of oil tanks. Replacement of existing swimming pool enclosure.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SNZBBIBKKVJ00>
- 6.7 **24/03269/LBCALT - Skeynes Park Lingfield Road Edenbridge TN8 5HN**
Convert existing garage to gym and replace flat roof with pitched roof. Single-storey side extension to create new garage and ancillary annexe, relocation of oil tanks. Replacement of existing swimming pool enclosure.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SNZBBJBKKVK00>
- 6.8 **24/03275/HOUSE - 9 Coomb Field Edenbridge TN8 5HL**
Single storey side extension.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SO0NWVBK0LO00>
- 6.9 **24/03394/HOUSE - Little Brownings Brownings Edenbridge TN8 6JF**
Erection of outbuilding
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SOP8N2BKL5V00>

7 **For Information**

- 7.1 **24/03403/DETAIL - Carstones Swan Lane Edenbridge TN8 6AT**
Detail pursuant of condition 4 (Arboricultural Method Statement) of 24/01386/HOUSE.
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SOP8RYBKL6F00>
- 7.2 **24/03351/LDCPR - 25 Pine Grove Edenbridge TN8 5JB**
Erection of outbuilding
<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SOFZHPBKL3000>
- 7.3 **24/00130/NEWDEV 4 Ridge Way Edenbridge Kent TN8 6AR**
STREET NAMING AND NUMBERING

4 Ridge Way has been demolished and 6 new dwellings are being built in its place.

This is confirmation of the new addressing for the above development. please see attached table of details and a plan of the development for your information.

[Annex 1: 2400130 - PLAN - 4 Ridgeway.pdf](#)

SDC Planning Decisions

8.1 **24/02705/FUL - Four Oaks Swan Lane Edenbridge TN8 6BA**

Demolition of existing dwelling and garage, construction of a replacement two and a half storey dwelling with integral garage and carport, rooflights and associated hard and soft landscaping.

Status: Granted

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SL78QGBKJMD00>

8.2 **24/02629/HOUSE - Brook Cottage Hartfield Road Edenbridge TN8 5NH**

Demolition of three outbuildings and the erection of an annexe.

Status: Granted

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SKRT1PBK0LO00>

8.3 **24/02808/HOUSE - Freeways Stick Hill Edenbridge TN8 5NL**

Demolition of rear conservatory to be replaced by two-storey extension. Single storey rear extension with green roof and rooflights. Single storey side extension. Changes to fenestration. Demolition of existing outbuildings and erection of one new outbuilding.

Status: Granted

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SLTGMPBKJUG00>

8.4 **24/02995/CONVAR - 4 Ridge Way Edenbridge TN8 6AR**

Variation of condition 9 of 23/01686/FUL to Demolition of existing dwelling; erection of three pairs of two-storey semidetached houses with roof accommodation; provision of three new access points and 12 parking spaces with an amendment to the obscure glazing at west elevations.

Status: Granted

<https://pa.sevenoaks.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=SMSQARBKKBW00>

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

10 **Consultations**

11 **Other Planning Business**

12 **Press Release**

13 **Date of Next Meeting 17th February 2025**