

## SEAL PARISH COUNCIL PLANNING COMMITTEE MINUTES 9th February 2023

At the Pavilion, Seal Recreation Ground, following Council at 19:30.

**Present** Mr Bourne  
Mr Bulleid  
Mr Haslam  
Mr Martin (Chair)  
Mr Michaelides  
Mrs Stiasny

**Apologies:** Mr Boorman, Councillor Thornton

**1 Declarations of Conflict of Interest:** None

**2 To agree the Minutes of the meeting on 23rd January previously circulated**

The Minutes previously circulated of the meeting on 23rd January were agreed.

**3 Planning Applications considered**

**22/02698/HOUSE** and **22/02699/LBCALT** Amended Application  
Kettlehill Farm St Julian's Road Underriver Sevenoaks TN15 0RX  
Demolition and replacement of conservatory ... etc.

An amended drawing shows that 20<sup>th</sup> century windows would be replaced, and the Committee did not wish to make further comment.

**SE/22/03506/FUL**

Land South of 10 to 12C High Street Seal TN15 0AJ  
Erection of detached four bedroom dwelling with associated parking, amenity and landscaping.

The Committee noted that the scale of the proposed dwelling would be much larger than that previously permitted following an upheld appeal. The permitted dwelling also had materials and details consistent with the Seal Conservation Area, while the design now proposed was felt to be out of keeping with the Conservation Areas. The Committee agreed with the objections made by the Conservation Officer and neighbours.

**SE/23/00167/HOUSE**

Plot West of 2 Park Mews Park Lane Godden Green Sevenoaks TN15 0JS  
Erection of single storey side extension.

The Committee noted that the dwelling was created by consent 22/02199/FUL which included the addition of a first floor extension. Subsequently, an application for a two storey side extension was refused as contrary to Green Belt policy (22/03252/HOUSE). The current proposal is for a single storey extension. However, with its pitched roof this would further increase the footprint and mass of the dwelling to a degree very similar to 22/03252/HOUSE. The Committee agreed that the same Green Belt objections should apply. The Local Planning Authority should also consider the cumulative impact of development at this site, including the 4 applications yet to be determined.