

Platt **TM/14/01293/OA**
Borough Green And
Long Mill

Outline Application: Demolition of existing dwelling and annexe (The Paddock) and erection of 3 detached houses. Demolition of existing garage (Fairmeadow) and formation of new access drive to Basted Lane at The Paddock and Fairmeadow Basted Lane Crouch Sevenoaks Kent TN15 8PZ for Brookworth Homes Ltd

Private Reps: One further letter of objection has been received.

- Concerned that the transport statement submitted with the revised application is simply a copy of that which was submitted previously for the 5 dwelling scheme, with only the number of houses changed from five to three.
- I have observed the increase in vehicle numbers over the past two years using Basted Lane as a short cut to the A25 and Borough Green for traffic from Plaxtol/Tonbridge and Seven Mile Lane throughout the day
- Basted Lane and westwards to Plough Hill is a single track road and with only two passing places, which have been hewn from the verges over time. This narrow lane at Plough Hill frequently results in confrontation between drivers in opposing vehicles.

DPHEH: Highway matters have been discussed in paragraphs 6.10 to 6.15 of the main report. Moreover, the proposals have not attracted an objection from the Highway Authority on the basis of highway capacity or safety matters and I am mindful of the advice contained in paragraph 32 of the NPPF (*i.e. that development should only be prevented or refused where the residual cumulative impacts of development are severe*). In this case, I maintain the view that the residual cumulative transport impacts of the development are not severe and therefore there are no overriding or justifiable grounds to refuse the proposals on highway grounds.

In light of the above, my recommendation remains unaltered but an informative is suggested to highlight that the layout is hereby approved and the external appearance will be expected to generally accord with the illustrative elevation but a varied design between the 3 units will be expected.

RECOMMENDATION CHANGED

Additional Informative

5 You are reminded that the layout is hereby approved and the submission of the Reserved Matter of external appearance will be expected to generally accord with the illustrative elevation albeit with a varied design between the 3 units.

Platt **TM/11/03020/OA**
Borough Green And
Long Mill

Outline Application: Proposed new industrial building, associated works plus highway amendments to the T Junction of the access road and A25 Maidstone Road. Landscaping details to be reserved at Phase 3 Platt Industrial Estate Maidstone Road Platt Sevenoaks Kent TN15 8JL for Prime Securities Limited

No supplementary matters to report

Leybourne **TM/14/02109/CR3**
West Malling And
Leybourne

Regulation 3 consultation for erection of a new school together with new car parking and associated playing field landscaping (KCC ref: KCC/TM/0173/2014) at Proposed School Site Leybourne Chase Leybourne West Malling Kent for KCC Property And Infrastructure Support

No supplementary matters to report

Kings Hill **TM/14/01929/CR3**
Kings Hill

Regulation 3 consultation for demolition of existing KCC commercial services building (see application reference 13/01535/OAEA and 14/01174/DEN); Construction of new access road between Gibson Drive and spur off Tower View (approved under KCC/TM/0386/2013); Construction of new two-storey, three-form entry primary school and associated vehicle and pedestrian access, car park and landscaping (KCC ref: KCC/TM/0149/2014) at Land At 30 Gibson Drive Kings Hill West Malling Kent ME19 4QG for Kent County Council Education Department

No supplementary matters to report.