

Mr I Mitchell
C/O Hobbs Parker Property Consultants
Romney House
Monument Way
Orbital Park
Ashford
TN24 0HB

Direct Dial: 01732 227000, Option 3
Ask For: Mr M Holmes
My Ref: SE/17/02597/LBCALT
Your Ref: MRS JANE SCOTT
Date: 31 January 2018

Dear Sir/Madam

Town and Country Planning Act 1990

Site : Foxbury Farm Stone Street Seal KENT TN15 0LW
Development : Demolition of existing agricultural buildings, with change of use and conversion of existing Cart Shed and Boulton & Paul agricultural building to office accommodation

Please find attached the formal notice of Decision being granted for the above development.

Your attention is drawn to the fact that this permission is granted subject to conditions.

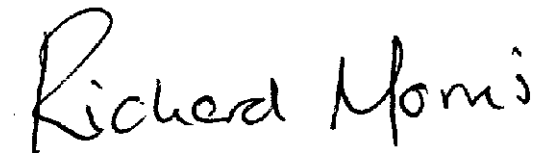
Please familiarise yourself with the conditions and ensure the specific requirements are met. If you are acting on behalf of a client please ensure you draw their attention to the conditions and advise of their implications. The development, once started, will be monitored by my enforcement staff. Failure to comply with a condition could result in the Council taking steps to secure compliance and may in certain circumstances affect the legality of any works carried out. This is especially important when a condition has been imposed requiring submission and approval of details prior to commencement of works on site, since failure to comply with such a condition can lead to the permission being void. In appropriate cases the Council will consider the expediency of serving a Temporary Stop Notice.

You should also be aware that the applicant has the right to appeal against a condition within 6 months of the date of this Notice.

Please note all details requiring submission to and approval by this Council should be forwarded to this office notwithstanding that final discharge of the condition may involve consultation with other agencies/authorities.

If you have any query regarding the conditions you should contact the case officer, Mr M Holmes, in the first instance for advice on the above direct phone number.

Yours faithfully

A handwritten signature in black ink that reads "Richard Morris". The signature is written in a cursive style with a large initial 'R'.

Richard Morris
Chief Planning Officer

Mr I Mitchell
C/O Hobbs Parker Property Consultants
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Monument Way
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TN24 0HB

SE/17/02597/LBCALT
Valid on 23rd August 2017

TOWN AND COUNTRY PLANNING ACT 1990

Town and Country Planning (Development Management Procedure) (England) Order 2015

GRANT OF LISTED BUILDING CONSENT

Site : Foxbury Farm Stone Street Seal KENT TN15 0LW
Development : Demolition of existing agricultural buildings, with change of use and conversion of existing Cart Shed and Boulton & Paul agricultural building to office accommodation

Sevenoaks District Council, as the District Planning Authority, pursuant to powers in the above mentioned Act and Order, HEREBY GRANTS LISTED BUILDING CONSENT for the development described above, to be carried out in accordance with the application and plans submitted therewith,

SUBJECT TO THE CONDITIONS set out below :-

1) The works to which this consent relates shall begin before the expiration of three years from the date of this consent.

In pursuance of section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990.

2) The development hereby permitted shall be carried out in accordance with the following approved plans: 21817A/01 Revision B, 21817A/40 Revision D, 21817A/56 Revision B and 21817A/58 Revision A.

For the avoidance of doubt and in the interests of proper planning.

3) No works shall be carried out on the land until details of the materials to be used in the construction of the external surfaces of the development hereby permitted have been submitted to and approved in writing by the local planning authority. The details shall include the following:- Details and samples of the finish of the small Boulton & Paul barn; and- Details and samples of the roof coverings for the cart lodge and small Boulton & Paul barn. The development shall be carried out using the approved details.

To maintain the significance of the heritage assets as supported by policy EN4 of the Sevenoaks Allocations and Development Management Plan.

4) No works shall be carried on the land until a detailed schedule of works relating to the conversion of the smaller Boulton & Paul barn have been submitted to and approved in writing by the local planning authority. The works shall be carried out in accordance with the approved schedule.

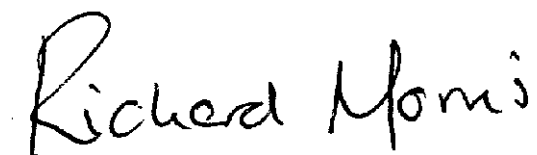
To maintain the significance of the heritage asset as supported by policy EN4 of the Sevenoaks Allocations and Development Management Plan.

5) No works shall be carried out on the land until horizontal and vertical sections at 1:10 and elevations at 1:20 of all new windows and doors to be installed in the small Boulton & Paul barn have been submitted to and approved in writing by the local planning authority. The works shall be carried out in accordance with the approved details.

To maintain the significance of the heritage asset as supported by policy EN4 of the Sevenoaks Allocations and Development Management Plan.

6) No works shall be carried out details of the connection between the mezzanine floor and the curtain wall glazing in the small Boulton & Paul barn have been submitted to and approved in writing by the local planning authority. The works shall be carried out in accordance with the approved details.

To maintain the significance of the heritage asset as supported by policy EN4 of the Sevenoaks Allocations and Development Management Plan.



Richard Morris
Chief Planning Officer

DATED THIS: 31st day of January 2018

INFORMATIVES

1. If the applicant is aggrieved by the decision of the District Planning Authority to refuse consent for the proposed works, he may appeal to the Secretary of State for the Environment, Transport and the Regions in accordance with Section 20 of the Planning (Listed Buildings and Conservation Areas) Act 1990 within six months of receipt of this notice. Appeals must be made on a form which is obtainable from The Secretary of State at, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN (Tel: 0303 444 5000) or online at <https://acp.planninginspectorate.gov.uk>. The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. A copy of all appeal documents should be sent to the Community and Planning Services, Sevenoaks District Council, Argyle Road, Sevenoaks, TN13 1HG.
2. If the Listed Building Consent is refused subject to conditions, whether by the District Planning Authority or by the Secretary of State, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any works which have been or would be permitted, he may serve on the Council of the district in which the land is situated a listed building purchase notice requiring that Council to purchase his interest in the land in accordance with the provisions of Section 32 of the Planning (Listed Buildings and Conservation Areas) Act, 1990.
3. In certain circumstances, a claim may be made against the District Planning Authority for compensation, where permission is refused or granted subject to conditions by the Secretary of State on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Section 27 of the Planning (Listed Buildings and Conservation Areas) Act, 1990.

Please remove any site notice that was displayed on the site pursuant to the application.