

Restrictive Covenants Land North of Stonelake Cottages ,Camp Hill,,Chiddingstone Causeway TN11 8LB

The covenants are as follows:

1. "Not to carry out any building, engineering, mining or other operations in, on, over or under the Property, or make any material change in the use of the Property other than the Permitted Development."
2. "Not to do or omit to do or permit to be done or omitted to be done any act or thing which shall cause or may be or become an annoyance nuisance damage or disturbance to the Transferor or the owner or occupier of the Retained Land or any part of it."
3. "To carry out the Permitted Development during the Permitted Hours only."
4. "Within one (1) month of the date of this transfer to erect a good and sufficient closed boarded wooden fence of at least six (6) feet in height along the south-western (abutting 3 Stonelake Cottages) and north-eastern (abutting Richard's Close) boundaries and afterwards keep them in good repair and condition."
5. "To maintain all boundaries marked with an inward facing "T" on the Plan at all times."

For the avoidance of doubt:

- Every boundary on the plan will have an inward facing "T".
- "Permitted Development" means the construction of two semi-detached three-bedroom dwellings and associated parking spaces in accordance with planning permission SE/17/00943/FUL dated 24 May 2017 issued by Sevenoaks District Council.
- "Permitted Hours" means 8 a.m. to 5:30 p.m. Monday to Friday and 8 a.m. to 1 p.m. Saturday to Sunday, excluding public bank holidays.
- "Property" means the land being sold.
- "Retained Land" means the land registered under title number TT7069 excluding the land being sold.
- "Transferor" means Charles John Warner and Nigel Gordon Helm Draffan as Trustees of The Redleaf Trust.