

archaeological notification area. There is also 2 tree preservation orders approximately 240m to the east of this site within Gravesham Borough boundary. This area which meets the boundary with the site, within the Gravesham Borough boundary is also covered by Meopham Parish Council. Sevenoaks Borough Council may wish to consider consultation with MEopham Parish Council if they have not done so already, given the proximity from the parish area.

The last planning application at the site opposite (Little Rose Farm) was under our reference 20050900 and was for a Certificate of Lawful Development (existing), for occupation of the site and use as a single family dwelling. This application was granted.

The application should be considered by Sevenoaks Borough Council against relevant local and national planning policy as appropriate.

Expert advice will be provided as necessary by other consultations undertaken by Sevenoaks Borough Council and should be taken into consideration in the determination of the application.

Conclusion & Recommendation

The application should be considered by Sevenoaks Borough Council against relevant local and national planning policy and consultation responses as appropriate.

Sevenoaks Borough Council are thanked for consulting GBC.

(For detailed response, see draft Decision)

Case Officer:	Mrs Lisa Fisher	Team Leader:	Richard Hart
Signed:		Signed:	<i>R Hart</i>
Dated:	29th December 2025	Dated:	29th December 2025