



Swale Borough Council c/o
Mid Kent Planning Support
Maidstone House
King Street
Maidstone
Kent
ME15 6JQ

4th October 2023

My reference: PC/2127

Dear Sir,

The Barn, Dane Lane, Hartlip, Kent

I enclose herewith on behalf of my client, Mr Iain Walker, a planning application for conversion of a circular water tank to residential use with new single storey link to the existing barn which benefits from an existing Prior Approval consent granted on 9th September 2022 (22/503478/PNQCLA) under Class Q for the change of use to a 2-bedroom dwelling (Use Class C3), together with associated building works; and demolition of outbuildings and erection of a replacement garage at Dane Lane, Hartlip, Kent.

The description of development is as follows:

‘Conversion of circular water tank to residential use with raised side walls and new roof; new single storey link to existing barn; change of use of agricultural land to garden land; demolition of detached double garage/store, machinery store and raised water tank; erection of a cart store garage with associated building works, parking and landscaping.

Minor changes to internal layout of barn and the position of windows in north-east and north-west elevations from those permitted by Prior Approval (22/503478/PNQCLA)’.

Provision for the changes to the Class Q Prior Approval is made under Schedule 2, Part 3, Section W (Procedure for applications for prior approval under Part 3) of The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended), which states:

(12) The Development must be carried out –

- (a) Where prior approval is required, in accordance with the details approved by the local planning authority;

(b) Where prior approval is not required, or where sub-paragraph (11)(c) applies, in accordance with the details provided in the application referred to in sub-paragraph (1), unless the local planning authority and the developer agree otherwise in writing.

The application comprises the following:

- Completed Application Form;
- Drawing Nos: 2127/01: Site Location Plan;
2127/02: Existing and Proposed Block Plans;
2127/03: Existing Elevations: Barn and Water Tank;
2127/04: Existing Plans: Garage, Store and Water Tank;
2127/05: Proposed Elevations: Barn and Water Tank;
2127/06: Existing and Proposed Floor and Roof Plans;
2127/07: Proposed Garage Plans;
2127/08: Proposed Barn and Garage Front Elevation and Existing Prior Approval Front Elevation.
- Existing Prior Approval scheme drawings (22/503478/PNQCLA) dated 9th September 2022 (Site Location Plan, floor plan and elevations):

Drawing Nos: 2076/01: Site Location Plan;
2076/04: Proposed Elevations;
2076/05: Proposed Floor Plan.
- Planning, Design and Access Statement prepared by Penshurst Planning Ltd;
- Preliminary Ecological Appraisal by KB Ecology;
- Structural Appraisal by Alan Baxter Partnership, Consulting Structural Engineers;
- Planning application fee of £462 (submitted via the Planning Portal).

I look forward to receiving your acknowledgment of receipt of this application.

Yours faithfully

Peter Cooper