

HEATHFIELD AND WALDRON PARISH COUNCIL

HIGHWAYS, PLANNING & STREET LIGHTING COMMITTEE

MONDAY 5 JUNE 2017 AT 7.30 PM

At Heathfield Community Centre

PRESENT: Mr Coffey (Chairman), Mrs Kentish-Barnes, Mrs Leach, and Mr Taylor.

The Clerk was in attendance.

2 Members of the public were present.

WD/2017/1057

Ms Wakefield-Warren explained the proposals and spoke in favour of the application.

WD/2017/1004

Mr Plant spoke in opposition to the application.

The Meeting commenced at 7.40 p.m.

139/17 **APOLOGIES FOR ABSENCE**

Apologies had been received from Mr Hart, Mr Hatcher, Mrs Holmwood, Mr Rivers were accepted.

140/17 **DISCLOSURES OF INTEREST IN MATTERS ON THE AGENDA**

Mr Coffey	WD/2017/0672	personal	Acquaintance of the agent
Mr Coffey	WD/2017/1004	personal	Acquaintance of the agent

141/17 **MINUTES**

RESOLVED: that the Minutes of the meeting held on Monday 15 May 2017, having been previously circulated, be confirmed and signed by the Chair as a correct record.

142/17 **MATTERS ARISING**

There were none.

143/17 **PLANNING APPLICATIONS**

WD/2017/0795F

HEATHER BRAE, FIRWOOD RISE, HEATHFIELD TN21 8NP. Replacement of existing garage with timber garage

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality. Use should be restricted to stated purposes only, ancillary to the dwelling.

WD/2017/0672/FA

THE BARN, UPPER GREENWOODS LANE, PUNNETTS TOWN, HEATHFIELD TN21 9HT. Variation of Condition 5 of WD/2008/2957/FR (to retain an existing agricultural building approved under WD/2001/2187 and change the use to predominately equestrian with a section used for curtain and cushion making) in order to allow limited commercial livery use.

OBSERVATIONS: The Committee supported the application and considered the use to be suitable in the area, subject to a limit of 8 horses to ensure protection of highway safety and residential amenity.

WD/2017/0997/F

1 FIRGROVE COTTAGES, FIRGROVE ROAD, CROSS IN HAND TN21 OQN. Ground and first floor side and rear addition and lean-to extension at rear of garage

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality. There should be a condition imposed to prevent additional windows in the side elevation and use should be for stated purposes only, ancillary to the dwelling.

Mrs Leach voted against this decision.

WD/2017/1008/F

TANYARDS BARN, LIONS GREEN, WALDRON TN21 0SA. Conversion of redundant barn and alterations to an adjacent converted barn to provide a single residential building, together with a detached triple garage

OBSERVATIONS: The Committee objected to the application which was considered to be overdevelopment of the site and out of character in the rural landscape. It would set a precedent in the AONB and there was insufficient justification for a new dwelling. It was considered that the application would increase traffic movements and have an adverse effect upon the Ashdown Forest.

WD/2017/0904/F

LAND ADJOINING 3 THE AVENUE, ALEXANDRA ROAD, HEATHFIELD TN21 8EQ. Proposed 3 bedroom detached dwelling

OBSERVATIONS: The Committee objected to the application which was considered to be out of character in the area and overdevelopment of the site. The proposed design was poor and would have an adverse impact upon neighbours. There would be inadequate turning space for Number 3. The Committee disliked the contrived bedroom window on the frontage and considered the access to be

unsuitable, which would result in intensification of use of a substandard access-way with no provision for emergency vehicles.

WD/2017/0999/F

SHEPHAM, SCOTSFORD ROAD, BROAD OAK, HEATHFIELD TN21 8UD.
Proposed detached garden room

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality. Use should be restricted to stated purposes only, ancillary to the dwelling.

WD/2017/7014/AD

SPRINGDENE FARM, SHEEPWASH LANE, BLACKBOYS, NR UCKFIELD
TN22 4HA. Hay store and machinery store.

OBSERVATIONS: The Committee noted the information

WD/2017/0855/F

DEACONS COTTAGE, CROSS IN HAND ROAD, HEATHFIELD TN21 0UR.
Existing lightweight structure to be removed, erection of single storey structure to side of property.

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in keeping in the locality.

WD/2017/7013/AD

LAND AT CADE STREET, CADE STREET, HEATHFIELD TN21 9BT.
Proposed roadway to allow full use of barn all year round.

OBSERVATIONS: The Committee noted the information.

WD/2017/1079/F

COSMIC KENNELS, HAILSHAM ROAD, MAYNARDS GREEN,
HEATHFIELD TN21 ODJ. Addition of detached double garage to serve Plot 2

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in keeping in the locality.

WD/2017/0954/FA

POTTENS MILL BARN, POTTENS MILL LANE, BROAD OAK,
HEATHFIELD TN21 8TY. Minor material amendment to application
WD/2013/2469/F (conversion of barn to residential dwelling, associated parking and creation of passing bays along Pottens Mill Lane).

OBSERVATIONS: The Committee raised no objections.

WD/2017/0955/LB

POTTENS MILL BARN, POTTENS MILL LANE, BROAD OAK, HEATHFIELD TN21 8TY. Conversion of barn to form dwelling

OBSERVATIONS: The Committee raised no objections but queried the description as to whether it should state minor amendments as WD/2017/0954/FA.

WD/2017/1020/F

FURZFIELD COTTAGES, HANGING BIRCH LANE, HORAM TN21 OPD. Double storey rear and side extension and new garage

OBSERVATIONS: The Committee objected to the application and considered the size of the garage to be excessive, tantamount to a new dwelling and the scale of the new extension to be inappropriate in the context of guidance in the Wealden Design Guide.

WD/2017/0730/FA

NORTH LODGE, HEATHFIELD PARK, HEATHFIELD TN21 8RB. Minor material amendment to application WD/2016/1126/F (first floor extension to existing garage/studio to form guest accommodation) in order to add additional windows and openings.

OBSERVATIONS: The Committee supported the application and considered the proposed modifications to be satisfactory. However, the sketch drawings were considered to be inappropriate.

WD/2017/1057/F

POOL MEADOW, BACK LANE, CROSS IN HAND, HEATHFIELD TN21 OQD. Erection of sun room to rear

OBSERVATIONS: The Committee supported the application and considered the design and appearance to be in keeping in the locality.

WD/2017/0916/F

TIMARU, NEWICK LANE, HEATHFIELD TN21 8PY. Erection of front and rear extensions

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality.

WD/2017/0643/F

TILSMORE LODGE, CROSS IN HAND ROAD, HEATHFIELD TN21 OLD. New double garage with store room over, with associated parking and turning area

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality. Use should be restricted to stated purposes only, ancillary to the dwelling. The Committee were pleased to see that their comments regarding the red site outline have been addressed.

WD/2017/1004/F

SPRINGFIELD NURSERY, BACK LANE, CROSS IN HAND, HEATHFIELD TN21 0QD. *Amendment to Plots 1 and 5 and garages of plots 1-5 of approved scheme WD/2015/1893/F (removal of existing single dwelling and nursery and construction of 5 no. dwellings)*

OBSERVATIONS: The Committee objected to the proposed amended design which was considered to be overdevelopment of the site and not sympathetic in the locality. It would set a precedent in the AONB and the higher roofline would adversely impact upon the streetscene.

It was noted that works had commenced to two garages, at variance with the original consent.

WD/2017/1109/F

1 HAWKHURST PIT COTTAGE, HOLLOW LANE, BLACKBOYS TN22 5JB.
Proposed single storey rear extension

OBSERVATIONS: The Committee supported the application and considered the size and appearance to be in character in the locality. Neighbours' views should be taken into account, as they may be adversely affected.

144/17 **ESCC LIAISON MEETING**

It was noted that the next meeting would take place on 7 June 2017 at 2.00 p.m. in the Council Offices.

145/17 **FINGERPOST SIGNS**

The Committee noted a report from the Clerk indicating that Mr Ridley would carry out the survey for the East of the parish. Mrs Leach and Mrs Kentish-Barnes agreed to carry out the survey for the fingerpost signs in the West of the parish.

146/17 **SATURDAY BUS SERVICE – ROUTE 262**

A report had been circulated to the Committee explaining that Forest Row Parish Council were currently not contributing to the service, which would mean an increase in contribution from the remaining councils. It was **RESOLVED** to accept a maximum contribution of £3,715.91 (an increase of £528.74 over that previously agreed).

147/17 **TREE WORKS**

There were none to report.

148/17 **FOOTPATH MATTERS**

There were no footpath matters to report.

149/17 **DATE, TIME AND PLACE OF NEXT MEETING**

The next meeting will be held on Monday 19 June 2017 at 7.30 pm in the Ian Price Room at the Heathfield Community Centre, Sheepsetting Lane, Heathfield.

150/17 **MATTERS RAISED BY COUNCILLORS**

No matters raised.

151/17 **CRIME AND DISORDER ACT SECTION 17**

There were considered to be no implications under the above Act in respect of matters discussed at the meeting.

152/17 **RISK MANAGEMENT**

There were considered to be no effects arising from items on the Agenda in respect of matters discussed at the meeting.

The Meeting closed at 8.49 p.m.

Signed:

Chairman

Dated: