



HEATHFIELD AND WALDRON PARISH COUNCIL
PLANNING AND HIGHWAYS COMMITTEE MEETING HELD ON
TUESDAY 16 JANUARY 2024, IN THE MAIN HALL OF HEATHFIELD COMMUNITY
CENTRE AT 6.30pm

Present: Cllrs Coffey (Chair), Draper, Dunstall, and Whitehouse.
Also in attendance were Wealden District Councillors Benton and Gadd.

The Assistant Clerk was in attendance
Cllr Heller was also in attendance

No members of the public were present

24/01 Public questions

Cllr Gadd provided an update, mentioning that there is anticipation for the Draft Local Plan to be published on Monday, January 22nd, preparatory to the Wealden DC Local Plans Sub-Committee and Full Council. Additionally, he noted the existence of a separate 73-page document from an independent group, serving as a guide on how to interpret the Local Plan. A link for this document will be provided. Regarding concerns about parking in Nursery Way, the Police have been informed and are collaborating with East Sussex for investigation. Actions are hoped to be taken, but the Police believe it might fall under either the DVLA's jurisdiction or the responsibility of Wealden District Council, unless there is a perceived risk. Concerns related to the Oakline Estate are still actively under investigation. Furthermore, the Youth Centre development is experiencing delays due to funding constraints, necessitating a budget reduction to address increased construction costs.

Cllr Benton reported that the Local Plan will initially be available for consultation with parish councils, followed by a public consultation scheduled for March. He mentioned having reviewed provisional plans for the Local Plan, which include a windfall allocation for development in Heathfield and Cross in Hand across different locations. Cllr Benton acknowledged that residents may have concerns about these proposed developments.

Members asked questions

24/02 Apologies for Absence

Apologies had been received from Councillors Leney, Mian and Thomas, This were noted

24/03 **Disclosure of Interests in matters on the Agenda**

None

24/04 **Minutes**

The minutes of the meeting held on the 20 December 2023 were signed and approved by the Chairman of the Committee.

24/05 **Action points from previous minutes**

The Assistant Clerk updated members that there is still no correspondence from East Sussex Highways regarding the Battle Road speed limit, and flooding in Heathfield. Additionally, no response has been received regarding the letter sent to the Planning Department seeking clarification on light pollution in the consideration planning applications.

24/06 **Planning Applications**

WD/2023/2815/F

FOXHURST, SPRINGHALL LANE, BROAD OAK, HEATHFIELD, TN21 8XA. New pool house and new swimming pool.

OBSERVATIONS: *The committee members supported this application and believe it is in keeping with the architecturally character of the area, subject to the condition that the permitted development rights are removed concerning any external lighting so as to reduce light pollution. Additionally, the pool house and swimming pool are to be used for the purpose stated ancillary to the use of the property as a dwellinghouse.*

Note: Members would like to ensure there are satisfactory measures arranged for the drainage and disposal of water for the swimming pool, preventing any adverse impact on the surrounding environment.

Cllr Whitehouse abstained.

WD/2023/3029/F

OAKDENE COTTAGE, STREET END LANE, BROAD OAK, HEATHFIELD, TN21 8TU - Proposed single storey front extension part single part double rear extension

OBSERVATIONS: *The committee members supported the application and considered the size and appearance to be in keeping with the locality, subject to the condition that permitted development rights for new windows on any flank elevation be withdrawn. This measure is deemed necessary to minimize light pollution and mitigate any potential impact on neighbouring properties. Additionally, the committee emphasised that the approval is subject to compliance with the Party Wall Act.*

Cllr Whitehouse abstained.

WD/2023/2907/AIR

27A HIGH STREET, HEATHFIELD, TN21 8JR - Consent to display a sign this being a change of signage to Setfords (Law Firm) from White Feather Funerals.

OBSERVATIONS: *The committee members raised no objection but are disappointed with the retrospective nature of this application.*

WD/2023/3015/F

MILL HOUSE FARM, BURWASH ROAD, BROAD OAK, HEATHFIELD, TN21 8XB. Change of use of redundant stable block to holiday accommodation.

OBSERVATIONS: *The committee members objected to this application citing concerns related to drainage inadequacies, especially lack of detail regarding foul drainage arrangements. Additionally, they express reservations regarding potential noise pollution and activity affecting the neighbouring property, Hillcrest. The committee is particularly concerned about the intensity of activity and overuse of the site, deeming it incompatible with the character of the area.*

Cllrs Coffey and Dunstall abstained

24/07 **To consider Planning Applications after the agenda was published**
None

24/08 **Planning applications approved: Parish Council Comments are in *Italics*. Please note any decisions that vary from the parish council comments are attached.**

WD/2023/2078/FR- RUSHFORD FARM, THREE CUPS CORNER, HEATHFIELD, TN21 9LR. Retrospective application for the change of use of existing building (former dairy) from holiday accommodation only (approved under WD/2000/2711/F) to holiday accommodation and residential annexe. External amendments to the previously approved scheme. Approve/*Support*

WD/2023/2079/LBR- RUSHFORD FARM, THREE CUPS CORNER, HEATHFIELD, TN21 9LR. Internal and external amendments to the previously approved scheme (WD/2000/2710/LB) for the conversion of the former dairy building to habitable accommodation (Approved under WD/2000/2711/F). Approve/Heathfield & Waldron were not a consultee.

WD/2023/2673/F - HILLSIDE, HARLEY LANE, HEATHFIELD, TN21 8AQ. Ground floor extension with flat roof. Approve/*Support*

WD/2023/1363/F - 1 SEAVIEW COTTAGES, FIRGROVE ROAD, CROSS IN HAND, TN21 0SX. Detached 3-bed dwellinghouse, associated parking and access land adjacent. Approve/*Object*

WD/2023/2400/F - WINDLESTRAW, MAYFIELD FLAT, CROSS IN HAND, HEATHFIELD, TN21 0TU - Construction of new two bay garage and self-contained annexe attached to existing dwelling – Approve/*Object*

WD/2023/0133/FR- 2 AND 4 ROTHERVIEW, NEWICK LANE, HEATHFIELD, TN21 8FS. Retrospective application for 2 no. four bedroom dwellinghouses.
Approve/Support

WD/2023/2782/F- WOODSIDE, FIRGROVE ROAD, CROSS IN HAND, TN21 0SU. Entrance porch extension & loft conversion with addition of roof lights, replacement of existing summer house with new garden office. *Approve/Object*
These were noted by members

24/09 **Planning application withdrawn**

WD/2023/2547/F - 36 MILLENNIUM WAY, HEATHFIELD, TN21 0FQ – Retrospective application for the provision of replacement 1.8m high fence/wall on south west boundary to provide secure storage for a mobility scooter
This was noted by members

24/10 **Parish Cluster/focus meetings**
No further updates

24/11 **Streetlights**
The Assistant Clerk has informed the members about receiving information regarding the necessity for maintenance on the lanterns in specific areas around Heathfield. A meeting has been requested to discuss the details of the required work and its associated costs. Further updates will be shared following the conclusion of this meeting.

24/12 **Consultation on WD/3488/CC - Heathfield Youth Centre, High Street, Heathfield.**
OBSERVATIONS:
The committee members have acknowledged the modifications and maintain their support for this application and proposal based on the previously stated grounds. They perceive it as a significant asset to the community, subject to the following conditions:

- *No additional windows on the first-floor west elevation.*
- *Parking exclusively designated for the Center's use.*
- *Clear signage indicating access and premises usage.*
- *Control of usage within appropriate hours.*

The members expressed the hope that the development will promptly proceed in this approved form.

24/13 **Correspondence from WGod**
This was noted by members

24/14 **East Hoathly with Halland Neighbourhood Plan Consultation (Regulation 16)**
<https://consult.wealden.gov.uk/kse>
The members agreed to congratulate East Hoathly with Halland Parish Council on their Draft Neighbourhood Plan and to seek further ways to collaborate and work with East Hoathly with Halland Parish Council on areas that affect both parishes, such as dark skies, drainage and flooding concerns, (both upstream and

downstream), and transport, which includes cycle and footpaths, as well as matters such as maintaining local settlement gaps

- 24/15 **SLR Meeting-** Items for agenda
Members discussed the various items circulated by Councillor Draper and it was agreed to include a few additional items at the upcoming SLR meeting.
- 24/16 **Environment** – to identify agenda items where the environment has been considered by the Council/Committee in their deliberations and decision making
The Committee considered the environment in all of the planning applications and other matters.
- 24/17 **Crime & Disorder Act 1998 Section 17** – to consider effects (if any) arising from items on the Agenda.
Parking, road traffic offences and highway safety were considered.
- 24/18 **Risk Management:** -To consider effects (if any) arising from items on the Agenda
Streetlights and highway safety were considered
- 24/19 **The next Planning and Highways Meeting will be held on Monday 5th February 2024 at 6.30 pm** in the Main Hall, Heathfield Community Centre, Sheepsetting Lane.

Meeting closed at 20.23pm