



Working for the Community in Rotherfield, Mark Cross,  
Eridge Green, Boarshead and surrounding areas

**MINUTES OF THE VIRTUAL MEETING OF  
THE PLANNING AND BUILDING COMMITTEE  
HELD ON TUESDAY 2<sup>ND</sup> JUNE 2020 AT 19:30**

**PRESENT**

Cllr D Hiles (Chair)	Cllr P Kember	Cllr A Martin
Cllr N Wickenden (Vice Chair)	Cllr L Henrick	Cllr J Richardson
Cllr J Kitchenham	Cllr G Watson-Smith	Cllr N Glynn

**COUNCILLORS ABSENT**

None

**ALSO PRESENT**

Adam Hardy (Council Administrator) & four members of the public.

**1. TO RECEIVE THE FOLLOWING: -**

**a) Apologies for absence (LGA 1972 s85):**

None

**b) Declaration of personal, prejudicial and disclosable pecuniary interests on items on the agenda, and updates to members' register of interests.**

- Cllr Kitchenham expressed an interest in item 2c – Application WD/2020/0899/F – as he is a close neighbour.
- Cllr Richardson expressed an interest in item 2b – Application WD/2020/0138/O – as she lives in proximity to the proposal and would be affected by any development. Cllr Richardson confirmed she would abstain on voting on this item.

**c) To resolve that the Minutes of the meeting of this Committee held on Tuesday 12<sup>th</sup> May 2020 be taken as read, confirmed as a correct record and signed by the Chair.**

It was **RESOLVED** that these be confirmed and adopted as a true record and they were signed by the Chair of the Committee.

**2. TO CONSIDER AND MAKE RECOMMENDATIONS ON THE FOLLOWING APPLICATIONS AND OTHER PLANNING MATTERS.**

**a) WD/2020/0843/LB - Inchreed, Hadlow Down Road, Crowborough, TN6 3SA**

The proposal is to remove an extendable awning from the side of the 1960s extension of a Grade II wealden farmhouse and replace it by a glass verandah.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** It will enhance the facilities of the property.

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- b) **WD/2020/0138/O** - Land at South Lodge, Castle Hill, Rotherfield, TN6 3RR  
Outline application for 7 dwellings including garden space and parking provision (cars and cycles) following demolition of existing structures. Provision of a building for employment/community uses and a communal outside space. Access onto castle hill via the existing access to south lodge and the existing on-site road.

The applicant addressed the meeting in favour of the application. Three further members of the public addressed the meeting speaking against the application.

It was **RESOLVED** to recommend to Wealden District Council that this application be **REFUSED**.

**REASONS:** The application falls outside planning policy and the village development area boundary. The access to the site is dangerous: it is close to a dangerous junction and is onto a narrow, speed unrestricted road which is unsuitable for a development of this size. The development will occupy a prominent, highly visible position within the area and the site is unsuitable for the type of development.

**Cllr Richardson** abstained from voting on this application and wished it to be recorded in the minutes.

- c) **WD/2020/0899/F** - 6 Catts Corner Cottages, Catts Hill, Town Row, Rotherfield, TN6 3NF  
Two storey side extension and alterations to existing fenestration and external door openings.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** It will enhance the facilities of the property.

- d) **WD/2020/0861/LB** - 2 Chapel Cottages, Church Road, Rotherfield, TN6 3LF  
Replace the 1960/70's wooden steps with a staircase to allow safe access to the existing attic room.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** It will enhance the facilities of the property.

- e) **WD/2020/0841/F** - Weleirs, Town Row Green, Rotherfield, TN6 3QU  
Demolition of existing detached garage and store and erection of new detached garage with home office/annexe above. Minor landscaping works and relocation of existing oil tank.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** It will enhance the facilities of the property.

**ADDITIONAL:** It was agreed to recommend to Wealden to District Council that a Section 106 be applied to this application to prevent future sale of the detached garage as a separate dwelling.

- f) **WD/2020/0882/LB** - Weleirs, Town Row Green, Rotherfield, TN6 3QU  
Demolition of existing detached garage and store and erection of new detached garage with home office/annexe above. Minor landscaping works and relocation of existing oil tank.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** It will enhance the facilities of the property.

**ADDITIONAL:** It was agreed to recommend to Wealden to District Council that a Section 106 be applied to this application to prevent future sale of the detached garage as a separate dwelling.

- g) **WD/2020/0317/LDE** - Packhams Lodge, Station Road, Rotherfield, TN6 3HP  
Application for a certificate of lawfulness of existing use or development for the erection of a semi-detached dwelling on the basis that the building works were substantially completed more than four years before 10<sup>th</sup> February 2020.

It was **RESOLVED** to **COMMENT** to Wealden District Council that we do not have any further evidence with regard to this application in reference to the building works.

**Cllr Wickenden** wished it recorded that he voted against this decision not to offer further evidence.

### 3. TO RECEIVE THE FOLLOWING FROM WEALDEN DISTRICT COUNCIL.

#### i. Decision notices.

- a) **WD/2019/0393/F** - The Pines, Eridge Road, Boars Head, TN6 3HD  
Erection of 2 no detached dwellings with associated parking & landscaping.

Recommended for **APPROVAL** by this committee and **APPROVED** by Wealden District Council.

- b) **WD/2020/0342/LDE** - Saxonbury Farm, Tunbridge Wells Road, Mark Cross, TN6 3PA  
Non-compliance with condition 3 (agricultural occupancy condition) of t/52/10658 (pair of agricultural workers cottages) and use of adjacent land as residential.

Recommended for **APPROVAL** by this committee and **APPROVED (issue application)** by Wealden District Council.

#### ii. Planning correspondence.

Correspondence had been received in relation to application WD/2020/0138/O - Land at South Lodge these were shared with Councillors for consideration at this meeting.

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iii. **Any Enforcement, Conservation or appeal matters.**

- Correspondence had been received from a parishioner in relation to a possible planning breach regarding mobile structures located in the field immediately north of Ivy Cottage Shaw.

The matter has been reported to Wealden District Council for further investigation.

iv. **Tree Notices and applications from Wealden District Council.**

None

4. **TO RECEIVE NOTICE OF DATE OF NEXT MEETING OF THIS COMMITTEE.**

Tuesday 23<sup>rd</sup> June 2020 to be held virtually on Microsoft Teams.

5. **TO RECEIVE DETAILS OF ANY URGENT ISSUES FOR NOTING OR INCLUSION ON FUTURE AGENDA.**

Chair declared the formal business of the meeting closed at 20:45

6. **PUBLIC FORUM.**

None

**WD/2019/1304/F** - Orznash Farm, Gillridge Lane, Crowborough, TN6 1UR

Demolition and rebuilding of existing single-storey barns for use as habitable accommodation ancillary to Orznash Farm. Amended plan received 26<sup>th</sup> March 2020 to show the amendments to the height and width of the building. **TO BE DECIDED UNDER DELEGATED POWERS** as the application arrived after the deadline for agenda publication and no comment extension could be secured.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**.

**REASON:** No material differences to previous applications and recommendations.

**Cllr Martin** wished it to be recorded that he abstained from deciding on this application.

.....Chair.....Date

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