



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

**MINUTES OF AN "INFORMAL" VIRTUAL MEETING OF THE  
PLANNING AND BUILDING COMMITTEE  
TO BE HELD ON TUESDAY 1ST JUNE 2021**

**PRESENT**

Cllr D Hiles (Chair)  
Cllr R Harris

Cllr N Wickenden  
Cllr L Henrick

Cllr A Martin  
Cllr J Kitchenham

**COUNCILLORS ABSENT**

Cllr G Watson-Smith

**ALSO PRESENT**

Adam Hardy (Assistant Clerk) & two members of the public.

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

**a) Public Forum:**

None

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

Apologies received from Cllr N Glynn & Cllr P Kember.

It was **RESOLVED** that these be accepted.

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

None

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

- a) WD/2021/0680/F** - The Thatch, Bicycle Arms Road, High Cross, Rotherfield, TN6 3QE  
Single storey utility room and boot room extension to existing non original addition. Replacement of existing non original gabled dormer windows with a traditional lead clad cat slide dormer to generate sufficient head height within reconfigured first floor bathroom. Replacement of non original lightweight timber lean to adjacent to the existing annex outbuilding. New lawn height retaining wall to the perimeter of the outbuilding annex to mitigate the significant dampness.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

**Clerk:** Trevor Thorpe, 82 Fermor Way, Crowborough, East Sussex TN6 3BJ

**Tel:** 01892 664245. **Email:** [clerk@rotherfieldparishcouncil.co.uk](mailto:clerk@rotherfieldparishcouncil.co.uk)

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- b) **WD/2021/0681/LB** - The Thatch, Bicycle Arms Road, High Cross, Rotherfield, TN6 3QE  
Single storey utility room and boot room extension to existing non original addition. Replacement of existing non original gabled dormer windows with a traditional lead clad cat slide dormer to generate sufficient head height within reconfigured first floor bathroom. Replacement of non original lightweight timber lean to adjacent to the existing annex outbuilding. New lawn height retaining wall to the perimeter of the outbuilding annex to mitigate the significant dampness.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- c) **WD/2021/1022/FA** - Rendlye Farm, Good Things Brewing Company, Sandhill Lane, Boars Head, TN3 9LP  
Variation of conditions 1 and 2 and removal of condition 3 attached to WD/2019/1874/FR (retrospective application for change of use of redundant agricultural building to Brewery) to allow the permitted business to expand.

A member of the public addressed the committee speaking against the application.

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

**REASONS:** As the application for licensing approval has been decline, it would suggest the location is unsuitable for retail sales. We have received significant objections from local residents in the area against the application.

Cllr Henrick wished it to be noted that she abstained from voting on this application.

- d) **WD/2021/0920/F** - 5 Cottage Hill, Rotherfield, TN6 3JL  
Proposed single storey rear extension and alterations of window to form bi fold doors.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee would recommend a condition is placed on the application protect the existing rights of access for neighbouring properties.

- e) **WD/2021/0814/FA** - Little Acre, Tunbridge Wells Road, Mark Cross, TN6 3PR  
Minor material amendment to WD/2020/2245/F (demolition and replacement dwelling) involving variation of conditions 3 & 6 to allow for addition of porch and minor internal layout changes.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- f) **WD/2021/0563/F** - The Knapp, Catts Hill, Mark Cross, TN6 3NH  
Ground and first floor extensions with minor internal alterations and proposed balcony. Proposed car port.

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It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- g) **WD/2021/1072/F** - Allandown House, Dewlands Hill, Rotherfield, TN6 3RT  
Replacement of single glazed box sash windows and 1 No. Roof light with timber slim lite double glazed boxed sash windows to match existing and installation of 1 No. 1000mm x 1200mm conservation style roof light.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- h) **WD/2021/0879/F** - Ashleigh, Tunbridge Wells Road, Mark Cross, TN6 3PJ  
Creation of new vehicle access from road onto property (VA1) and new pedestrian access from footpath onto property and increase the current parking area by removing lawn (L1), holly tree (H1), prunus tree (P1) and laurel tree (la1) and replacing with driveway. Erection of new fence (F1).

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED** providing the application is supported by East Sussex Highways.

- i) **WD/2021/0718/FR** - Rendlye Farm, Sandhill Lane, Boars Head, TN3 9LP  
Retrospective application for the installation of a solar panel array and levelling works involving the importation of soil. Regrassing of surrounding land.

A member of the public addressed the committee speaking against the application.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has stated concerns against the adequate screening against audio and visual intrusion and concerns about the surety of the engineering calculations associated with supporting of the embankment.

- j) **WD/2021/1026/F** - Allandown House, Dewlands Hill, Rotherfield, TN6 3RT  
Demolition of existing garage/workshop and detached former electrical intake building. Construction of oak frame, double garage and workshop with storage at first floor.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- k) **WD/2021/1134/F** - Clackhams, Clackhams Lane, Jarvis Brook, TN6 3RN  
Single storey rear extension.

It was **RESOLVED** to recommend to Wealden District Council that this application be **APPROVED**. The committee has no comments on this application.

- l) **WD/2021/1018/MRM** - Land North Of Walshes Road, Crowborough, TN6 3RE  
Reserved matters (appearance, landscaping, layout and scale) pursuant to application WD/2020/0369/MFA (removal of condition 4 of planning permission WD/2017/0615/MAO (outline application for up to 100 residential dwellings including demolition of existing redundant agricultural buildings, provision of new internal access roads and footways, open space, sustainable urban drainage systems and associated landscaping) to enable the site to deliver up to 100 dwellings as proposed in the original outline submission).

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

**REASON:** Over development of the plot with insufficient surrounding infrastructure to support a larger development.

- m) **WD/2021/0168/F** - Chestnut Cottage, Bicycle Arms Road, High Cross, Rotherfield, TN6 3QE  
Change of use of land from agricultural and the erection of outbuilding consisting of garage, plant, and storage area.

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

**REASONS:**

- Overdevelopment and inappropriate development of the area.
- The proposed design is out of character with the surrounding properties.
- Inappropriate use of agricultural land.
- Proposed size of the building will have an impact on the AONB.

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

- i. **Planning correspondence.**

None

- ii. **Any Enforcement, Conservation or appeal matters**

None

**4. AGREE RESPONSE TO SETTLEMENT SUSTAINABILITY STUDY - PROJECT SCOPING PAPER FROM WEALDEN NORTH PARISH CLUSTER MEETING.**

It was agreed that Cllrs Harris, Henrick & Glynn would prepare the council's response and submit it before the deadline on the 4<sup>th</sup> June.

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

Tuesday 22<sup>nd</sup> June venue TBC.

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

None

Chair declared the formal business of the meeting closed at: 20:26

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