



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

**MINUTES OF A MEETING OF THE PLANNING AND BUILDING COMMITTEE  
HELD ON TUESDAY 25<sup>TH</sup> OCTOBER 2022  
IN THE PARISH COUNCIL ROOM AT ROTHERFIELD VILLAGE HALL AT 19:30**

**PRESENT**

Cllr D Hiles (Chair)	Cllr B Johnstone	Cllr A Martin
Cllr P Kember (Vice-Chair)	Cllr N Wickenden	Cllr P Beach
Cllr J Kitchenham	Cllr R Harris	Cllr G Watson-Smith

**COUNCILLORS ABSENT**

None

**ALSO PRESENT**

Adam Hardy (Parish Clerk), Cllr J Richardson & one member of the public.

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

**a) Public Forum:**

None

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

None

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

None

**d) To resolve that the Minutes of the meeting of this Committee held on Tuesday 23<sup>rd</sup> August 2022 be taken as read, confirmed as a correct record, and signed by the Chair.**

It was **RESOLVED** that these minutes represented a true record and will be signed at the next meeting of the Committee or Council.

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

- a) WD/2022/2421/F** - Rocks Paddock, Burnt Oak Road, Stone Cross, Crowborough, TN6 3SJ  
Demolition of existing outbuilding and erection of single storey building.

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

Clerk: Adam J Hardy, 3 Trinity Mews, Mill Crescent, Crowborough, East Sussex TN6 2QU  
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- b) **WD/2022/2226/FR** - Gill Wing Farm House, Groombridge Lane, Eridge, TN3 9LA  
Retrospective application to change the use of existing annexe/extension to gill wing farmhouse to a separate dwellinghouse with access and parking.

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

Cllr Kember abstained from voting on this application and wished his abstention recorded in the minutes.

- c) **WD/2022/2593/F** - The Granary, Mill Lane, Mark Cross, TN6 3PL  
Single storey rear extension.

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

- d) **WD/2022/2043/F** - Foot Tracks, Burnt Oak Road, Stone Cross, Crowborough, TN6 3SJ  
Conversion of internal garages to include bay windows in place of garage doors. replacement of one rooflight on west elevation with a dormer window and the replacement of one window on the east elevation with a door and window.  
*Amended description, amended description, and amended plans*

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

- e) **WD/2022/1001/F** - Crown House, Sham Farm Road, Eridge Green, TN3 9JD  
Ground floor single storey rear and side extension, dormer to roof, two rooflights on existing side extension, external works to include a swimming pool and repurposing of existing outhouses.  
*Amended description and amended plans*

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

**REASON:** The proposed development is not in keeping with the character of building. The development as planned would damage the proportions of the building.

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

#### i. Decision notices.

- **WD/2021/1682/F**– Merlins, Yew Tree Lane, Rotherfield, TN6 3QP  
Demolition of existing dwelling and replace with a 4 bedroom dwelling.

Recommended for **APPROVAL** by this committee but **REFUSED** by Wealden District Council.

- **WD/2021/2739/MRM**- Land North of Walshes Road, Crowborough, TN6 3RE  
Reserved matters (appearance, landscaping, layout and scale) pursuant to 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) alongside the discharge of conditions 20 (arboricultural method statement) and 21 (tree works) of WD/2020/0369/MFA.

**NO COMMENT** was made by this committee and the application was **APPROVED** by Wealden District Council.

- **WD/2022/0562/F**- Eagles Ridge, The Forstal, Eridge Green, TN3 9JY  
Demolition of existing single-storey extension on the south and north elevation. Demolition of existing outbuilding. Erection of a replacement single storey to create a utility and home office space. Erection of a porch area to the north elevation for an everyday access point into the house. Restoring original fenestration to south (front) elevation and all the stone architraves surrounding the windows. Alterations to enlarge casement detailing on north, east and west elevations, and instillation of roof lights. Removal of existing chimney. Restoring the front boundary and widening existing parking area to the front of the property to allow for two parking spaces.

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

- **WD/2022/1217/F**- Shannon House, Eridge Road, Boars Head, Crowborough TN6 3HD  
Single-storey side addition.

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

- **WD/2022/1635/LDE**- Sussex Country Gardener, Marks Cross, TN6 3PJ  
Carrying out of operational development without planning permission at site of structures and buildings in connection with the existing garden centre use only.

Recommended for **APPROVAL** by this committee and a **CERTIFICATE ISSUED** by Wealden District Council.

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- **WD/2022/1802/F**- Haywards Grange, Steep Road, Crowborough, TN6 3RX.  
Replacement of existing outbuildings.

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

- **WD/2022/1900/F**- Spring Cottage, Eridge Road, Steel Cross, Crowborough, TN6 2XA  
Re-siting of a pole barn previously approved under WD/2022/0454/F.

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

- **WD/2022/1971/F**- Sycamore, Rotherfield Road, Crowborough, East, TN6 3HH  
Partial demolition and extension of existing bungalow and ancillary/ outbuildings, amended detached car barn/ on site parking & new vehicular access.

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

## ii. Planning correspondence.

- A further letter had been received from Bowles Outdoor centre regarding amended plans for application: WD2022/1448/F this had been shared with councillors.

## iii. Any Enforcement, Conservation or appeal matters

Clerk reported notification of Appeal for the following application:

- **APP/C1435/W/22/3300197** - 8 The Forstal, Eridge Green, TN3 9JX  
Single storey rear extension, incorporating the existing outbuilding and internal remodelling.

## 4. CONSIDER & DISCUSS MAKING AN APPLICATION FOR UPPER AND LOWER CHAMPS FIELDS AS AN ASSET OF COMMUNITY VALUE.

The Clerk reported that communication had been received from a resident regarding potential development on Upper Champs field which currently allows access to the Millennium Green.

The Clerk advised that applying for this field to be listed as an Asset of Community Value would not be a suitable action for the Council to take as it would show pre-determination for any forthcoming application on the site. However, this would not prevent the Millennium Green Trust from making an application to list the land as an Asset of Community Value.

It was **RESOLVED** to accept the advice of the Clerk. **Clerk** to reply to residents and Millennium Green Trust informing them of the Committee's resolution.

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

Tuesday 15<sup>th</sup> November 2022 in the Parish Council Room at Rotherfield Village Hall.

**Clerk:** Adam J Hardy, 3 Trinity Mews, Mill Crescent, Crowborough, East Sussex TN6 2QU

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

- Clerk reported that he had received notification from the electrical engineer carrying out the inspection of the Rotherfield Memorial Institute that serious electrical defects had shown up in the first half of the inspection and immediate action was needed to safeguard the premises.

The engineer recommended a complete rewiring of the office and kitchen with an estimated cost of £1,500.00 - £2,000.00.

Cllr Martin said it might be possible to save on this by extending the ring around the rooms.

It was **RESOLVED** to proceed with all necessary repairs to keep the electricity on but to also raise the option of breaking the ring and extending it around the rooms. **Clerk** to contact the Electrician and confirm.

Chair declared the formal business of the meeting closed at: **20:19**

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