

Minutes of a meeting of the **PLANNING and DEVELOPMENT** Committee held in the Town Hall, The Broadway, Crowborough on Monday 24th November 2014 at 7.30 pm

Present	Councillors	Peter Cowie Beverley Johnstone George Moss Kay Moss Ron Reed Andrew Steen	Vice Chairman Chairman
Also present		Kelvin Williams Cllr Quentin Burch Cllr Richard Stogdon Cllr Di Phillips Jane Drew	Head of Planning/Building Control Wealden District Council Crowborough Town Council East Sussex County Council Wealden District Council Crowborough Town Council
		22 members of the public	

Cllr George Moss left at the start of the meeting and returned at 8.15pm

APOLOGIES

None

DECLARATIONS OF INTEREST

All Councillors declared an interest in WD/2014/2085/LDE Certificate of Lawful Development for Existing Use of land at Palesgate Lane, as the site is owned by the Town Council.

MINUTES

Minutes of the meeting held on 3rd November 2014

- 7329 RESOLVED** that the Minutes of the meeting held on 3rd November 2014 as confirmed be signed by the Chairman.

MATTERS ARISING

None

NEW PLANNING APPLICATIONS

- 7330 RESOLVED** that the observations on planning issues attached to these minutes be submitted to the Planning Authority for consideration.

DECISION NOTICES

Approved

WD/2014/0390/F Swan Timber, Longerlife Posts Ltd, The Warren TN6 1UB
RR

WD/2014/1837/F 5 Oakhurst Drive TN6 2TA RA

WD/2014/1995/F Elmdene, Eridge Road TN6 2SR RA

WD/2014/1322/FR Land adjacent to 13 Aldervale Cottages TN6 3BT RR

WD/2014/1939/F Warbleton, Pilmer Road TN6 2UG RA

WD/2014/1961/F Burgess Croft, Croft Road TN6 1HA RA

WD/2014/1966/F Woodside, St Johns Road TN6 1RR RA

WD/2014/1890/F 5 Stone Cross Road TN6 3DB RA

RESPONSE TO THE TOWN COUNCIL: The Town Council comments are noted and have been addressed in the conditions attached to the approval.

WD/2014/1925/FA Oak Cottage, Hurtis Hill TN6 3BL RA

WD/2014/1887/F 9 Windsor Road TN6 2JB RA

Withdrawn

WD/2014/1931/F 5 Church Road TN6 1BL

CERTIFICATE OF LAWFUL DEVELOPMENT FOR EXISTING USE

WD/2014/2085/LDE

Land off Palesgate Lane, Crowborough TN6 3HG

The use of land for purposes within Class D2 'Assembly & Leisure' of the Town & Country Planning (use classes) Order 1987 as amended.

It was agreed to support the application.

DEVELOPMENT AT WALSHES MANOR

Councillors put questions to Kelvin Williams, Head of Planning and Building Control, Wealden District Council, regarding the decision making process for this application.

In response to questions on traffic and parking issues not being addressed, Cllrs were advised that East Sussex County Council has stated that the traffic situation is not 'severe' or at capacity. Any decision has to be measured against national standards and cannot be based on 'local assumption of traffic severity'. The planning authority has to ensure compliance with the National Planning Policy Framework. The site is included in the adopted Core Strategy.

The SANG attached to the Walshes Manor site is sufficient to support further development in Crowborough. Monitoring is being undertaken on the Ashdown Forest to assess the nitrogen deposition and the effect of vehicular traffic.

The Community Infrastructure Levy (CIL) is due to be implemented in 2015 and will focus on infrastructure schemes from the priority list.

Members expressed disappointment at the planning decision for the Walshes Manor application.

STREETS AHEAD PROJECT

Councillors discussed an alternative design for a 'Welcome to the High Street' sign and agreed this as a preferred option, subject to some minor alterations. A further meeting with the Streets Ahead Group was suggested.

NEIGHBOURHOOD PLAN

There was a report on the Neighbourhood Plan and the progress of the Steering and Working Groups. The uncertainty of accessing CIL may restrict proposals with the Plan.

An application can now be made to Wealden District Council for the £5000 funding for the first phase of the Neighbourhood Plan.

DATE OF NEXT MEETING

To note the date of the next meeting is Monday 15th December 2014 at 7.30pm.

The meeting closed at 9.20pm.

Crowborough Town Council

Observations of Planning & Development Meeting held on 24th November 2014

04 . 1 WD/2014/2214/F Plot Ref :- Type :- FULL

Applicant Name :- Mr Allan Wegeland Date Received :- 30/10/2014

Location :- The Pines, Goldsmiths Avenue TN6 1RH

Proposals :- New garage and new ground floor bay window.

Observations: The Town Council Recommends Approval

The tree roots should be protected during construction.

04 . 2 WD/2014/2297/F Plot Ref :- Type :- FULL

Applicant Name :- Mr & Mrs P Buckingham Date Received :- 07/11/2014

Location :- 4 New Cottages, Victoria Road TN6 2JH

Proposals :- Replacement of single garage and store.

Observations: The Town Council Recommends Approval

The Town Council has no comment.

04 . 3 WD/2014/2301/F Plot Ref :- Type :- FULL

Applicant Name :- Mr & Mrs A Thain Date Received :- 14/11/2014

Location :- Oaktree Cottage, Blackness Road TN6 2NB

Proposals :- Proposed two storey extension and alterations to main house and new roof over garage to accommodate home office.

Observations: The Town Council Recommends Approval

The garage/ home office should be conditioned to be ancillary to the use of the property and should not be occupied separately.

04 . 4 WD/2014/2327/F Plot Ref :- Type :- FULL

Applicant Name :- Mr Thomas Hales Date Received :- 14/11/2014

Location :- 3 Commonwood Rise TN6 2UR

Proposals: Extension of the house at ground and first floor levels together with an extension to the rear patio area.

Observations: The Town Council Recommends Approval

The Town Council recommends approval subject to a Case Officer visit to ensure there is no overlooking of the neighbour from the balcony.

04 . 5 WD/2014/2355/F Plot Ref :- Type :- FULL

Applicant Name :- Mr Richard Hayden Date Received :- 17/11/2014

Location :- 5 Church Road TN6 1BL

Proposals :- Proposed extensions to accommodate multi generation accommodation.

Observations: The Town Council Recommends Approval

Whilst recommending approval there is concern that there should be no net loss of parking space.

04 . 6 WD/2014/2365/F Plot Ref :- Type :- FULL

Applicant Name :- Mr Matthew Eley Date Received :- 17/11/2014

Location :- 27 Bridger Way TN6 2XD

Proposals :- Proposed 1.5 storey side extension above existing integral garage and rear single storey house extension.

Observations: The Town Council Recommends Approval

The Town Council has no comment.