

# Crowborough Town Council

## PLANNING and DEVELOPMENT COMMITTEE

To the Members of the Planning & Development Committee (with copies to all other Members for information)

You are summoned to attend a meeting of the PLANNING and DEVELOPMENT COMMITTEE to be held in the Town Hall, The Broadway, Crowborough on Monday 19th September 2016 at 7.30pm when it is proposed to transact the following business:-

PP 

Linda Butcher  
Town Clerk  
13th September 2016

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**01 APOLOGIES**

**02 DECLARATIONS OF INTEREST**

**03 MINUTES**

3.1 To note the minutes of the meeting held on the 30th August

3.2 Matters arising

**04 NEW PLANNING APPLICATIONS**

To consider the following Planning Applications that have been submitted to Wealden District Council and to delegate authority to the Town Clerk to submit the observation for each application in accordance with the Committee's resolution.

N.B. Before the committee considers the individual applications, the Chairman of the Committee will invite Members of the Public present at the meeting if they wish to address the committee with their views on any of the applications on the agenda, subject to a maximum of 3 minutes per person.

04.1 **WD/2016/1833/F** Plot Ref :- Type :- FULL  
Applicant Name :- Mr M Whitehead Date Received :- 07/09/2016  
Parish :- Date Returned :-  
Location :- White Gables Agent  
Green Lane  
Proposals :- UTILITY ROOM ENLARGEMENT, EXISTING SOUTH FACING DORMER (BATHROOM) TO BE ENLARGED, CEILING HEIGHT TO BE RAISED FOR VAULTED STYLE AND ADDITION OF 3 VELUX ROOF WINDOWS AT HIGH LEVEL (2 NORTH AND 1 SOUTH FACING), EXISTING EAST FACING WINDOW TO BE REPLACED WITH FULL HEIGHT FRENCH DOORS OPENING ONTO A STEEL FRAMED BALCONY.

Observations :-

04 . 2      **WD/2016/1860/F**      Plot Ref :-      Type :- FULL  
Applicant Name :- Mr and Mrs D Alexander      Date Received :- 31/08/2016  
Parish :-      Date Returned :-  
Location :- Ivy Cottage      Agent  
                 Harlequin Lane  
Proposals :- FIRST FLOOR EXTENSION TO DWELLING OVER PREVIOUS  
EXTENSION. CHANGE TO 1NO. WINDOW ON FRONT  
ELEVATION  
(BACK TO ORIGINAL OPENING SIZE)  
Observations :-

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04 . 3      **WD/2016/2045/F**      Plot Ref :-      Type :- FULL  
Applicant Name :- Mr Timothy Dawson      Date Received :- 31/08/2016  
Parish :-      Date Returned :-  
Location :- Forest House      Agent  
                 Aviemore Road  
Proposals :- SINGLE STOREY KITCHEN EXTENSION TO SOUTH  
ELEVATION OF  
EXISTING PROPERTY UNDER LEAD ROLL FLAT ROOF WITH  
GLAZED  
LANTERN & PITCHED TILED PERIMETER.  
Observations :-

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04 . 4      **WD/2016/2049/MAO**      Plot Ref :-      Type :- OUTLINE  
Applicant Name :- Millwood Designer Homes Ltd      Date Received :- 30/08/2016  
Parish :-      Date Returned :-  
Location :- Land at Tollwood Road      Agent  
Proposals :- Outline application for the development of site to provide 18  
dwellings, including creation of new access from Kemps Farm  
Road.  
Observations :-

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04 . 5      **WD/2016/2102/F**      Plot Ref :-      Type :- FULL  
Applicant Name :- Mr Tom Mann      Date Received :- 01/09/2016  
Parish :-      Date Returned :-  
Location :- Two Trees      Agent  
                 Hurtis Hill  
Proposals :- DEMOLITION OF GARAGE AND COVERED WAY.  
CONSTRUCTION OF  
2 STORY EXTENSION TO ONE SIDE AND SINGLE STORY  
EXTENSION  
TO THE OTHER SIDE. PART SINGLE PART DOUBLE STORY  
EXTENSIONS TO REAR.  
Observations :-

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04 . 6      **WD/2016/2105/F**      Plot Ref :-      Type :- FULL  
Applicant Name :- Mr and Mrs Kevin Robinson      Date Received :- 07/09/2016  
Parish :-      Date Returned :-  
Location :- 55 Millbrook Road      Agent  
Proposals :- REPLACE EXISTING REAR UPVC CONSERVATORY WITH  
NEW UPVC  
CONSERVATORY.  
Observations :-

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04 . 7      **WD/2016/2180/F**      Plot Ref :-      Type :- FULL  
Applicant Name :- Mr Tom Acton      Date Received :- 08/09/2016  
Parish :-      Date Returned :-  
Location :- 1 Belmont Buildings      Agent  
High Street  
Proposals :- PROPOSED FIRST FLOOR RETAIL TO RESIDENTIAL  
CONVERSION.  
Observations :-

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**05      DECISION NOTICES**

**APPROVED**

WD/2015/1596/F Grazely, Rannoch Road. TN6 1RB      RA

WD/2016/1676/F Baggins End Mount Pleasant. TN6 2NF      RA

WD/2016/1511/F Forest Lea London Road TN6 1TA      RA

WD/2016/1738/F 3 The Glebelands TN6 1TF      RA

WD/2016/1458/PO Former Hoppits Nursery Site School Lane      RR

RESPONSE TO TOWN COUNCIL: The amendment to the s106 was not to opt out of affordable housing, it is to provide an off site sum in lieu of on site provision. This was because the developer had been unable to attract any interest from Registered Providers for so few units. The Councils affordable housing policy does allow for an off site contribution in lieu of on site provision where circumstances dictate.

WD/2016/1696/F 16a Aldervale Cottages TN6 3BT      RA

WD/2016/1511/F Forest Lea London Road TN6 1TA      RA

WD/2016/153/FA 22 Bridger Way TN6 2XE      RA

WD/2016/1112/F Cranstal Crowborough Hill TN6 2SE      RR

RESPONSE TO TOWN COUNCIL: The scheme has been amended since first

submission in order to secure supportable layout having regard to constraints, which include mature trees (subject of TPO) and in order to address highway concerns.

As amended, the scheme is supportable. It will deliver housing within the retained development boundary without any serious adverse impact on the character of the area, neighbouring amenity or highway safety.

The net increase of x4 dwellings will help boost the supply of housing in the town and where the Council does not have a 5 year supply of land. The suggestion of redevelopment of this site alone or in combination with those adjacent has been long mooted. This case will either deliver development at Cranstal or be catalyst for more intensive scheme including adjacent land.

WD/2016/1827/F The Acorns Old Lane TN6 2AA      RA

WD/2016/1597/FA Land at rear of Hope Court and Wingdale Rannoch Road TN6 1RA      RA

WD/2016/1968/F Hollybrook, 15 Eridge Road TN6 2TJ      RA

WD/2016/0946/F Ashdown House, High Street TN6 2QB RR  
Response to Town Council: The Town Council's comments are noted. The application has been supported with a noise assessment highlighting no potential for harm to neighbourly amenity. This factor together with the opportunity for controls over hours would provide suitable controls to ameliorate any future disturbance.

REFUSED

WD/2016/1558/F 40 Southridge Rise TN6 1LQ RR  
WD/2016/1583/F 27 Millbrook Road TN6 2SB RA

**06 APPEAL**

Appeal by Weald Civil Engineering Ltd (the Appellant)  
Site: ANDERIDA, GREEN LANE, CROWBOROUGH TN6 2BX  
Proposal: ERECTION OF 4 NO. BEDROOM DWELLING INCLUDING  
PROVISION FOR AREAS OF  
HARD AND SOFT LANDSCAPING AND CAR PARKING  
Planning Inspectorate Ref: APP/C1435/W/16/3154421

On 17 May 2016 the Council refused to grant the necessary permission for the above site, and the reasons for refusal can be viewed on the Council's website at [www.planning.wealden.gov.uk](http://www.planning.wealden.gov.uk). The Planning Inspectorate has received notice of a planning appeal against this decision.

**07 FINANCE**

Management account reports to the 31st July 2016

**08 DATE OF NEXT MEETING**

To note the date of the next meeting is Monday 10th October at 7.30pm.

		Actual Current Mth	Actual Year To Date	Current Annual Bud	Variance Annual Total	Committed Expenditure	Funds Available	% of Budget
<u>904</u>	<u>Planning</u>							
9048	Visioning	0	0	37,367	37,367		37,367	0.0 %
	Planning :- Expenditure	0	0	37,367	37,367	0	37,367	0.0 %
	Net Expenditure over Income	0	0	37,367	37,367			
<u>905</u>	<u>Earmarked Council</u>							
9030	Community Facility	0	0	610	610		610	0.0 %
9059	Old CCA Hall-Planning & Redmnt	0	0	15,000	15,000		15,000	0.0 %
	Earmarked Council :- Expenditure	0	0	15,610	15,610	0	15,610	0.0 %
	Net Expenditure over Income	0	0	15,610	15,610			
<u>906</u>	<u>Earmarked C and E</u>							
9012	Frank Humphrey	0	0	4,000	4,000		4,000	0.0 %
	Earmarked C and E :- Expenditure	0	0	4,000	4,000	0	4,000	0.0 %
	Net Expenditure over Income	0	0	4,000	4,000			
	Reserves :- Expenditure	325	10,704	582,235	571,531	150,691	420,840	27.7 %
	Income	0	0	0	0			0.0 %
	Net Expenditure over Income	325	10,704	582,235	571,531			

	Actual Current Mth	Actual Year To Date	Current Annual Bud	Variance Annual Total	Committed Expenditure	Funds Available	% of Budget
<u>904</u> <u>Planning</u>							
9048 Visioning	0	0	37,367	37,367		37,367	0.0 %
Planning :- Expenditure	0	0	37,367	37,367	0	37,367	0.0 %
<b>Net Expenditure over Income</b>	<b>0</b>	<b>0</b>	<b>37,367</b>	<b>37,367</b>			
<u>905</u> <u>Earmarked Council</u>							
9030 Community Facility	0	0	610	610		610	0.0 %
9059 Old CCA Hall-Planning & Redmnt	0	0	15,000	15,000		15,000	0.0 %
Earmarked Council :- Expenditure	0	0	15,610	15,610	0	15,610	0.0 %
<b>Net Expenditure over Income</b>	<b>0</b>	<b>0</b>	<b>15,610</b>	<b>15,610</b>			
<u>906</u> <u>Earmarked C and E</u>							
9012 Frank Humphrey	0	0	4,000	4,000		4,000	0.0 %
Earmarked C and E :- Expenditure	0	0	4,000	4,000	0	4,000	0.0 %
<b>Net Expenditure over Income</b>	<b>0</b>	<b>0</b>	<b>4,000</b>	<b>4,000</b>			
Reserves :- Expenditure	2,583	13,287	582,235	568,948	146,274	422,674	27.4 %
Income	0	0	0	0			0.0 %
<b>Net Expenditure over Income</b>	<b>2,583</b>	<b>13,287</b>	<b>582,235</b>	<b>568,948</b>			