

WADHURST PARISH COUNCIL

Minutes of a meeting of the Planning Committee held remotely via Zoom on Saturday 11 July 2020 at 9.30am

Meeting commenced at 9.41hrs

Present: - Cllrs Anderson, Moore (C), Moore (P), Murphy (chair), and Peaford

1. To receive apologies for absence – apologies received and accepted from Cllr Smith.
2. To receive declarations of interest and updates to members' register of interests – Cllr Anderson declared a non-pecuniary interested in application WD/2019/2319/F.
3. To approve the minutes of the meeting of 27th June 2020 – approved.
4. To discuss matters arising from the minutes of the meeting of 27th June 2020 – responses to Wealden District Council (WDC) draft Shelaa methodology and Statement of Community Involvement have been submitted by the Clerk.
5. Public forum – 4 members of the public present. One member of the public spoke in support of application WD/2019/2319/F.
6. To consider licence and planning applications received and make recommendations.

Licencing: None

Planning:

Application No. WD/2019/2319/F

Expiry date for comments: 14 July 2020

Location: MERRYFIELDS, BEST BEECH HILL, WADHURST, TN5 6JT

Description: DEMOLITION OF AN EXISTING DWELLING, AND ASSOCIATED DOMESTIC OUTBUILDING, AND THE CONSTRUCTION OF A REPLACEMENT DWELLING WITH OUTDOOR POOL

COMMENT: Given the contemporary design, the parish council is concerned regarding the position of the proposed dwelling in relation to the setting of Skinners House, a grade 11 listed building, as well as its location in the High Weald AONB where development is only permitted if it conserves or enhances the natural beauty and character of the landscape. The parish council is also concerned regarding the large amount of glazing, given the potential pollution of our unusually dark skies, which have been identified as worthy of conservation by the International Dark Sky Association.

Application No. WD/2020/0925/F

Expiry date for comments: 22 July 2020

Location: THE GREIG, HIGH STREET, WADHURST, TN5 6AJ

Description: REDEVELOPMENT OF EXISTING FLAT AND PARTIAL CHANGE OF USE OF SHOP TO CREATE 1 NO. TWO-BED FLAT, 1 NO. ONE-BED FLAT AND A SHOP.

COMMENT: The parish council is concerned regarding the lack of provision for on-site parking. Whilst it is acknowledged that the reduction in retail space is limited, the parish council is also concerned about the impact of this on the High Street.

Application No. WD/2020/1086/F

Expiry date for comments: 23 July 2020

Location: FORMER NATIONAL WESTMINSTER BANK, HIGH STREET, WADHURST, TN5 6BH

Description: CONVERSION OF THE FORMER BANK PREMISES TO A RETAIL UNIT AT GROUND FLOOR LEVEL, AND 2 NO. FLATS AT FIRST AND SECOND FLOOR LEVELS.

COMMENT – OBJECT. The parish council objects on the grounds of the impact on the appearance of this landmark building in the conservation area of the creation of a new entrance. The parish council is also concerned regarding the lack of provision of on-site parking, and that the reduction in retail space leaves the remaining retail space unviable.

Application No. WD/2020/1105/F

Expiry date for comments: 24 July 2020

Location: 1 BENSFIELD COTTAGES, BEST BEECH HILL, WADHURST, TN5 6JR

Description: SINGLE STOREY EXTENSION TO PORCH AND ENLARGEMENT OF EXISTING WINDOW APERTURE FOR INSTALLATION OF PATIO DOOR.

COMMENT: No objection

7. To consider notices of decisions received

Approvals:

Application No. WD/2020/0202/F

PARTIAL DEMOLITION TO WEAVERS WORKSHOP TO ALLOW FOR A SINGLE STOREY EXTENSION

BEAVER COTTAGE, LITTLE BUTTS LANE, WADHURST, TN5 6ET

Application No. WD/2020/0543/LBR

RETROSPECTIVE APPLICATION FOR A SINGLE STOREY KITCHEN EXTENSION
WENBANS OAST, WENBANS LANE, WADHURST, TN5 6NR

Application No. WD/2019/2616/F

CHANGE OF USE OF GROUND FLOOR AND BASEMENT AREA FROM A1 (RETAIL) TO A3 (CAFE)

AND THE CHANGE OF USE OF THE REMAINING BUILDING FROM A1 (RETAIL) TO C3 (DWELLING HOUSE). AMENDMENTS TO EXISTING SINGLE STOREY ELEMENT TO CREATE INTERNAL ACCESS TO FLAT.

CRITTLES GREENGROCERS, HIGH STREET, WADHURST, TN5 6AG

Application No. WD/2020/0059/FR

RETROSPECTIVE TWO BAY OAK FRAMED GARAGE AND CAR PORT
LITTLE ORCHARDS, TIDEBROOK ROAD, WADHURST, TN5 6PQ

Raise no Objections: None

Prior Approval Not Required: None

Application None Not Issued: None

Issue: None

WADHURST PARISH COUNCIL

Refusals:

Application No. WD/2019/1295/F

PROPOSED CONVERSION OF STABLE BLOCK TO A SINGLE RESIDENTIAL DWELLING. GATE HOUSE, OSMERS HILL, WADHURST, TN5 6QL – planning committee noted that they had not objected to this planning application, and the reasons for refusal. Action – Clerk to request meeting with WDC planning officers in order to discuss issue of sustainable development in the context of conversions of non-domestic buildings within the parish.

Withdrawn: None

Appeals: None

Enforcement Notice: None

Breach of Conditions Notice: None

8. To discuss Tree Preservation Orders

TPO 2019/0006 - Land at Marling House and Marling Cottage, Station Road, Wadhurst

Action – Clerk to provide further information to members of planning committee regarding the remit of the planning committee in discussing tree preservation orders; and invite the Tree Warden to be invited to attend planning committee.

9. Community Infrastructure Levy (CiL) – Noted

10. Urgent issues

10.1 Wealden District Council Local Plan – Resolved to write to WDC during week commencing 17th August 2020, requesting copies of all new site forms for sites put forward in Wadhurst parish, together with details of all sites previously submitted for the Shelaa which remain deliverable. Resolved to write to WDC requesting the number of households on the housing register according to priority band for Wadhurst, and for the remainder of the district, and that this information is updated to us on a quarterly basis. (Action – Clerk).

Meeting closed at 10.41hrs.