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7th May 2025

The Chairman and Members of the Planning Committee
The Chairman and Vice Chairman of the Council.

NOTICE OF MEETING

Members of the Buxted Parish Council Planning Committee are summoned to attend the Planning Committee meeting to take place at 7.00 p.m. on 13th May 2025 in St Marys Church Hall, Buxted.

The public have a right and are welcome to attend. Members of the public may speak or ask questions when invited by the Chairman, prior to the formal opening of the meeting. If any member of the public would like to make comments to Wealden District Council, in support or objection to an application, then please email: planning@wealden.gov.uk

1. Apologies for absence.
2. To approve the minutes of the previous meeting
3. Declaration of Members personal and prejudicial Interests in respect of items on this agenda.

4. **Planning Applications**
 - 4.1 Application: [WD/2025/0786/F](#)
Deadline for response to WDC: 30th April 2025, extension granted to 14th May 2025
Location: Buxted Park, St Margaret The Queen Church, Station Road, Buxted, TN22 4AY
Description: proposed installation of external emergency lights
Link to documents on WDC website:
<https://planning.wealden.gov.uk/Planning/Display/WD/2025/0786/F>

 - 4.2 Application: [WD/2025/0736/MRM](#)
Deadline for response to WDC: 16th May 2025
Location: Mockbeggar Farm, London Road, Budletts Common, Uckfield, TN22 2EA
Description: reserved matters (appearance, landscaping, layout & scale) pursuant to outline permission WD/2022/0648/MAO (outline application for the development of 60 no. dwellings, access and internal roads, parking, ancillary structures, landscaping and open space, drainage and other associated works. All matters reserved apart from access).
Link to documents on WDC website:
<https://planning.wealden.gov.uk/Planning/Display/WD/2025/0736/MRM>

 - 4.3 Application: [WD/2025/0963/F](#)
Deadline for response to WDC: 16th May 2025
Location: 1 Tanyard Cottages, Framfield Road, Buxted, TN22 4PR
Description: single storey porch

Link to documents on WDC website:

<https://planning.wealden.gov.uk/Planning/Display/WD/2025/0963/F> My Council's observations

5. **Applications considered by email due to the deadline set by WDC falling prior to the planning committee meeting:**
None during this period.

6. **Applications determined/updated by Wealden District Council**

- 6.1 Application: WD/2025/0076/F
Location: 38 Mead Lane, Buxted, TN22 4AS
Description: 1.5 storey infill extension between the 2.5 storey house and garage to provide a new kitchen, children's play room and home office. Installation of bi fold doors to rear and 2 no. Sun tunnels to main roof, dormer to front of property & chimney
Decision: Approved
- 6.2 Application No: WD/2024/1259/F
Description: change of use from home office to a flexible use for a home office and holiday let use.
Location: Heatherdene House, Buxted Wood Lane, Buxted, TN22 4QE
Decision: Approved
- 6.3 Application No. WD/2025/0398/F
Description: proposed rear single storey extension and conversion of the existing garage into bedroom and en-suite.
Location: 16 Olives Pit Lane, Five Ash Down, Uckfield, TN22 3EZ
Decision: approved
- 6.4 Application No. WD/2025/0392/FA
Description: variation of condition 2 of WD/2023/2512/RM reserved matters (access, appearance, landscaping, layout and scale) pursuant to outline permission WD/2019/1335/O (outline application for the erection of 2 no. houses, alterations to access road and part demolition of redundant care home buildings, e.g. laundry, shed). To improve design and layout.
Location: Saxon Court, Pound Green, Buxted, TN22 4DT
Decision: Approved
- 6.5 Application No. WD/2025/0617/F
Description: proposed detached garage block
Location: Knoll Cottage, Burnt Oak Road, High Hurstwood, TN22 4AE
Decision: Approved

7. **Appeals/Enforcement**

Reference: WD/2023/2157/MAJ & APP/C1435/W/24/3353821

Location: Land North of the A272, Buxted, TN22 4BA

Description of development: Erection of 49 no. dwellings, access, landscaping and associated infrastructure.

Hearing: 23rd April 2025.

Update from Cllr Blandford who attended and spoke at the hearing.

8. **Applications of note being considered by WDC Planning Committee**

9. **Applications received after the publication of this agenda, but available on the WDC website.**

10. Other issues for consideration

10.1 Bus shelter and bin for Mockbeggars Farm development

Correspondence from Vine Consulting Engineers (VCE) re the bus shelter and bin for the Mockbeggars development: The S106 agreement specifies that the highway works at the southbound bus stop shall include a shelter with seating, RTPI and accessible bus kerbing. Bus shelter would be installed as part of the development, and then need to be adopted by Buxted Parish Council.

VCE are asking the parish council for the specification required for the shelter and if a litter bin would be required.

Suggestion has been made to use a local craftsman.

10.2 To receive an update from Cllr Smith and Cllr Mallett following the site meeting with the developer of Saxon Court.

11. Any urgent matters

Claudine Feltham - Clerk to Buxted Parish Council