



BUXTED

PARISH COUNCIL

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10th September 2024

MINUTES OF PLANNING COMMITTEE MEETING

Minutes of the Buxted Parish Council Planning Committee meeting held at 7.00p.m. on 10th September 2024 in Five Ash Down Village Hall

Present: Cllr Blandford (Chair), Cllr Coxon, Cllr Duck, Cllr Marshall, Cllr Humphrey, Cllr Rose and Cllr Mallett and Cllr Furber. Clerks: Beccy Macklen and Claudine Feltham.

There was one member of the public present at this meeting who spoke in connection with three items:

- 1) Concerns/objections for the planning application at Land At Coopers Green Road, Ringles Cross, Uckfield, TN22 3AA agenda item 5.2. (outline application with all matters reserved except access, layout and scale for the development of the site for 14 no. Residential units, with associated access, car and cycle parking). He thanked the parish council for submitting their objection and commented that Uckfield Town Council were objecting to the application also.
- 2) 6.4 WD/2023/2729/MRM hope that the design would be in Sussex style rather than red brick.
- 3) There are no further updates on the application at Mockbeggars Farm.

1. Apologies for absence.
Apologies were received and accepted from Cllr Roberts and Cllr Smith
2. To approve the minutes of the previous meeting
The minutes of the previous meeting were approved.
3. Declaration of Members personal and prejudicial Interests in respect of items on this agenda

4. Planning Applications

4. Planning Applications

Planning Applications

At the time of producing this agenda there were no new applications received.
If any arrive after the publication of the agenda they will appear in section 9 of this agenda.

One application received – agenda item 9.1

5. Applications considered by email due to the deadline set by WDC falling prior to the planning committee meeting:

5.1 Application: [WD/2024/1624/F](#)

Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=166334>
Expiry date for comments: 16th August 2024

Location: MYERS BARN, HURSTWOOD ROAD, HIGH HURSTWOOD, BUXTED, TN22 4AH
Description: OAK ORANGERY
Response from Buxted Parish Council to WDC: no objection

5.2 **Application: WD/2024/1411/MAO**

Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=166073>

Expiry date for comments: 9th August 2025

Location: LAND AT COOPERS GREEN ROAD, RINGLES CROSS, UCKFIELD, TN22 3AA

Description: outline application with all matters reserved except access, layout and scale for the development of the site for 14 no. Residential units, with associated access, car and cycle parking

Response from Buxted Parish Council to WDC:

In the WDC Local Plan of 1998, Chapter 4 it said how towns/parishes should not be coalesced together, with Five ash Down being specifically mentioned. This is something feared by residents of Five Ash Down. The parish council object to this application:

1. The site is outside of the development boundary.
2. Parishioners have raised concerns over possible restrictive covenants on the land.
3. The design is out of character with the surrounding rural dwellings.
4. Concerns over road safety.
5. Concerns over flooding.
6. Old and inadequate sewers and drainage systems.
7. Proximity to semi ancient woodland.
8. Light pollution.
9. Disruption to wildlife.

5.3 **Application: WD/2024/1720/LBR**

Link to documents: <https://planning.wealden.gov.uk/plandisp.aspx?recno=166443>

Location: Hogge House, Station Road, Buxted

Description: Emergency underpinning works to a single storey relatively modern kitchen extension following failure of the underground drainage, (retrospective), together with minor external and internal repairs as a result of the damage caused by the foundation failure.

Buxted Parish Council response to Wealden District Council: no objection.

5.4 **Application: WD/2024/1612/FR**

Link to documents: <https://planning.wealden.gov.uk/plandisp.aspx?recno=166316>

Location: The Retreat, Limes Lane, Buxted

Description: Rebuilding of barn, use of barn and outbuilding for Incidental residential purposes, timber decking and Natural swimming pool. Extension of residential garden And curved terrace (part retrospective).

Buxted Parish Council response to Wealden District Council: no objection.

5.5 **Application: WD/2024/1796/F**

Link to documents: <https://planning.wealden.gov.uk/plandisp.aspx?recno=166528>

Location: Marriners, Howbourne Lane, Buxted

Description: Demolish existing conservatory. Proposed first floor bedroom above existing single storey to rear. New link to utility and open porch canopy to entrance. Convert Existing attic into bedroom with addition of dormers and rooflight. Adapt existing windows and doors to new internal layout.

Buxted Parish Council response to Wealden District Council: no objection.

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

6.1 **Application No. WD/2023/2757/F and WD/2023/2758/LB**

Description: restoration of brickwork and repointing of mortar, bricking up of doorway, minor internal alterations, new two-storey extension to form new kitchen and bedroom in location of original barn building, and associated works

Location: THE OLD MILL, STATION ROAD, BUXTED, TN22 4DP
Decision: Withdrawn

- 6.2 Application No. WD/2024/0059/F**
Description: Proposed alterations to the existing main house, comprising a new rear gabled dormer at first floor level in the existing rear catslide roof, an infill single-floor extension at rear ground floor level to align with the existing rear extension, along with associated fenestration and cladding changes to the rear and west side house elevations and internal layout amendments.
Location: HEADLEY HOUSE, LIMES LANE, BUXTED, TN22 4PB
Decision: Approved
- 6.3 Application No. WD/2023/1006/F**
Description: conversion of existing granary structure, partial-demolition and re-build of outshot to granary, alterations, and extension to existing buildings to form a new dwelling, and associated works.
Location: LAND ADJACENT TO RAMBLERS, STATION ROAD, BUXTED, TN22 4DP
Decision: Approved
- 6.4 Application No. WD/2023/2729/MRM**
Description: reserved matters (appearance, landscaping, layout and scale) pursuant to outline permission WD/2020/1088/MAO (outline planning application (all matters reserved except for means of access) for the development of land for up to 35 no. Residential dwellings) for the construction of 33 no. Dwellinghouses, including affordable housing, together with associated landscaping, parking, amenity space and refuse storage.
Location: LAND WEST OF FIVE ASH DOWN ROAD, COOPERS GREEN, UCKFIELD
Decision: Approved
A copy of the WDC's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/plandisp.aspx?recno=163854>
- 6.5 Application No. WD/2024/1496/F**
Description: garage complex
Location: COXBROOK, HURSTWOOD ROAD, HIGH HURSTWOOD, BUXTED, TN22 4BJ
Decision: Approved
- 6.6 Application No. WD/2024/0721/F**
Description: proposed erection of 1no new self-build dwelling
Location: MILESTONES, LONDON ROAD, BUDLETTS COMMON, UCKFIELD, TN22 2EB
Decision: approved
- 6.7 Application No. WD/2024/1525/F**
Description: demolition of existing prefabricated double garage and the construction of a timber framed double garage with a games room over. Location: GLENMORE, BUXTED WOOD LANE, BUXTED, EAST SUSSEX, TN22 4QE
Decision: refused
- 6.8 Application No. WD/2024/1265/F**
Description: installation of a timber summerhouse in garden
Location: 1 WESTROW HOUSE 1 WESTROW HOUSE, ROCKS LANE, HIGH HURSTWOOD, BUXTED, TN22 4BN
Decision: approved
- 6.9 Application No. WD/2024/1528/F**
Description: single storey extensions to side and rear of existing dwelling. Location: 13 EIGHT BELLS CLOSE, BUXTED, EAST SUSSEX, TN22 4JT
Decision: approved

7. **Appeals/Enforcement**
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.**
- 9.1 **Application: [WD/2024/1208/F](#)**
Expiry date for comments: 26 September 2024
Location: STABLE COTTAGE, STROODS, UCKFIELD ROAD, HERONS GHYLL, UCKFIELD TN22 4DB
Description: two-storey side and rear extension to existing house including changes to existing window.
Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=165826>
Buxted Parish Council response to WDC: members noted that there were no neighbour objections, the position of the dwelling was a long way from the road, therefore, no objections.
- 10 **Other issues for consideration**
- 10.1 **National Planning Policy Framework (NPPF) Consultation.**
To consider a response to the consultation and submit prior to the deadline of 24th September 2024.
Members did not have any comments to make on this consultation at this time.
- 10.2 **Street Name**
To consider and suggest a street name for the development at the former Pound Green Nursery.
Members suggested:
Pound Green Meadow
Holmes Place
Bongcrosse Meadow
- 11 **Any urgent matters**

Cllr Humphrey requests a formal response from WDC Cllr Shaw on his position with planning matters connected to Sussex Weald Homes and how he can represent the parish council and parishioners on matters related to Sussex Weald Homes. If WDC Cllr Shaw cannot represent the parish council and parishioners, then request for a substitute WDC member to take his place on any applications where Sussex Homes are involved.
Action; Clerk to send this to WDC Shaw and Stacey Robins – WDC Planning.

Meeting closed: 1910 hours

Claudine Feltham - Clerk to Buxted Parish Council