

Minutes of the **PLANNING COMMITTEE** meeting held on Tuesday 24th April 2018 at 7.00pm at The Old Station, Groombridge

PRESENT: Cllrs Marcus Tarling (Chair), Cllr Jonathan Kelly, Cllr Jill Pardey, Cllr Anne Jenkins

In attendance: Natalie Brett – Assistant Clerk (minutes)
Keith Obbard – For item 6.4

Members of the public are encouraged to come to the meetings and there is a 10 minute opportunity at the start of the meeting for them to address the Planning Committee. There was one member of the public in attendance for item 6.4. Keith Obbard a neighbour spoke on item 6.4 as a representative of several neighbours who were unable to attend. A brief history of the site was given with three properties being on the down side of the hill and an additional application for a dwelling which was given in 2017 and has now been built on the upside of the hill. It was raised that the use listed in the application of domestic recreation is not a recognised use and there is a concern that the applicant will then add their own interpretation of this. There is also no property associated with this application other than some sheds, the applicant only owns land. There have also been multiple planning enforcements issued on this site including an enforcement appeal.

The residents have been witness to multiple acts of anti-social behaviour such as, but not limited to,; Burning of tyres and other toxic materials, fireworks being set off at inappropriate times and motorbikes and quad bikes being driven on the land at high speed. Councillors advised Mr Obbard that all instances of this should be reported to 101 and a log kept by residents, information could also be shared with the Parish Councils Community Warden.

It was mentioned that there has also been a caravan, with people living in it, on the site although it was noted that this was removed in the last few days. The residents would like to say that this application should be rejected as the use is unacceptable.

A question was asked if the land adjacent to the application was agricultural. It was noted that the land is agricultural but Mr Obbard was unsure if animals were being kept on the land at present.

It was further commented that no notice of the application has been seen on the property.

1. ENQUIRE WHETHER ANYONE PRESENT INTENDS TO FILM, PHOTOGRAPH AND/OR RECORD THE MEETING: None.

2. APOLOGIES: Cllr Stephen Whittaker, Cllr Robin Ashby, Cllr Di Kelly,

3. DECLARATIONS OF INTEREST: None

4. MINUTES

4.1 Minutes of the meeting held on 9th April 2018

001410 RESOLVED that the notes of the meeting held on 9th April 2018 be taken as read and signed by the Chairman

4.2. Matters Arising – None

5. ENFORCEMENT –No items.

6. PLANNING APPLICATIONS

- 6.1 WD/2018/0625/F GO WILD AT THE WARREN, BLACK HILL, CROWBOROUGH TN6 1XE Description: NEW DEDICATED ACCESS (Comments by 30th April 2018)

It was observed that this is just an access application for existing activities. It was further noted that it complies with Highways regulations.

Withyham Parish Council Supports this Application

- 6.2 WD/2018/0699/F 29 NEWTON WILLOWS, GROOMBRIDGE, TN3 9RF Description: GROUND FLOOR REAR EXTENSION / PART GARAGE CONVERSION WITH INTERNAL ALTERATIONS (Comments by 1st May 2018)

Whilst this is a large property on a small plot it was noted that no neighbour objections had been received.

Withyham Parish Council Supports this Application

- 6.3 WD/2018/0631/F 2 HAM FARM COTTAGE, WITHYHAM ROAD, WITHYHAM TN7 4BJ Description: TWO STOREY REAR EXTENSION IN CONJUNCTION WITH DEMOLITION OF EXISTING CONSERVATORY (Comments by 1st May 2018)

It was observed that the plans provided for this application were of a very poor standard. It was noted that the building is very handsome and the neighbour had already extended.

Withyham Parish Council Supports this application subject to a planning condition that the materials used and design of the building is in keeping with the adjoining dwelling.

- 6.4 WD/2018/0611/FR LAND ADJOINING THE CROFT, CHERRY GARDENS HILL, EAST SUSSEX, GROOMBRIDGE TN3 9NY Description: RETROSPECTIVE RETENTION OF LAND FOR USE AS DOMESTIC RECREATION (Comments by 1st May 2018)

It was commented that there was no evidence to support this as a retrospective application and that an enforcement appeal is currently in progress against the applicant. The committee supported the comments made in the adjoining/neighbour letter dated 23rd April 2018. The clerk was asked to make the Police Fire Arms officer aware of the contents of the letter in relation to firearms. The committee agreed that in order for the application use stated as domestic recreation to be correct it would need to refer to the domestic curtilage of a dwelling of which there isn't one on this site or associated with the application. Comments regarding the anti-social behaviour were noted. It was also felt that this application should be passed through the Planning Enforcement Officer based on the history of the site and neighbours reports.

Withyham Parish Council Does Not Supports this application on the ground that there is no dwelling associated with the application therefore domestic recreation is not applicable.

- 6.5 WD/2018/0351/LB GILPIN COTTAGE, STATION ROAD, WITHYHAM TN7 4BT Description: ADD REMOVABLE DOUBLE GLAZING UNITS TO EXISTING WINDOW REVEALS ON THE FRONT AND SIDE ELEVATIONS. (Comments by 1st May 2018)

It was noted that the residents of this property have made previous applications all of which appear to be in the best interests of the property.

Withyham Parish Council Supports this application but would defer to the Listed Buildings officer

7. PLANNING DECISIONS

APPROVED

WD/2018/0335/F PROPOSED USE OF EXISTING CARE HOME FOR ELDERLY PEOPLE AS A CARE HOME FOR PEOPLE WITH LEARNING DISABILITIES. OAKLANDS, ORCHARD RISE, GROOMBRIDGE, TN3 9RX. - Noted

WD/2018/0294/F REMOVAL OF CONSERVATORY, ERECT DOUBLE STOREY AND SINGLE STOREY EXTENSION. INTERNAL LAYOUT CHANGES TO FIRST FLOOR. CHERRY GARDEN COTTAGE, CHERRY GARDENS HILL, GROOMBRIDGE, TUNBRIDGE WELLS, TN3 9NY – Noted

WD/2017/0951/FR RETROSPECTIVE APPLICATION FOR RE-BUILD OF 2 NO. EXISTING SEMI-DETACHED AGRICULTURAL BARNs AS 2 NO. SEMI-DETACHED DWELLINGS. BEECH GREEN PARK, BEECH GREEN LANE, WITHYHAM, TN7 4DB – Noted

WD/2017/1817/MAJ PROPOSED RESIDENTIAL DEVELOPMENT OF 68 UNITS INCLUDING ACCESS ROADS, LANDSCAPING AND DEMOLITION OF EXISTING BUILDINGS. CAR PARK, PINE GROVE, CROWBOROUGH, TN6 1FE - Noted

8. APPLICATIONS RECEIVED AFTER AGENDA – None

001411 **RESOLVED** that the observations on planning issues detailed in these minutes be submitted to the Planning Authority.

9. TERMS OF REFERENCE: – The meeting had received the existing Terms of Reference prior to the meeting.

001412 **RESOLVED** to recommend to May Council the current Terms of Reference

10. MATTERS OF URGENT IMPORTANCE FOR NOTING OR INCLUSION ON A FUTURE AGENDA - None

11. DATE OF MEETING - to note that the date of the next meeting is on Monday 14th May 2018 at 7pm in the Parish Office, The Old Station, Groombridge.

The meeting closed at 7.25pm