

Minutes of the **PLANNING COMMITTEE** meeting held at Groombridge Village Hall on **Monday 8th November** at 7.00pm

PRESENT: Cllrs Andrew Fane, Alan Gaukroger (from item 2), Robert Gordon-James, Di Kelly, Jill Pardey, Marcus Tarling (Chair).

In attendance: Debbie Siddle – Clerk (Minutes)
Wealden District Councillor Keith Obbard from item 5.2
2 members of the public

Members of the public are encouraged to attend the meetings and there is a 10-minute opportunity at the start of the meeting for them to address the Planning Committee. One of these members of the public wished to speak on Upper Tanyard and it was agreed that the meeting would be closed for them to speak when that arose on the agenda.

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

002149 2. **COUNCILLOR CO-OPTION TO PLANNING COMMITTEE**
RESOLVED to co-opt Cllr Alan Gaukroger to the Planning Committee.

3. **APOLOGIES** – Cllr Chris Pope

4. **DECLARATIONS OF INTEREST** - None

5. **MINUTES**

002150 5.1 **MINUTES OF THE MEETING HELD ON 25th OCTOBER 2021**
RESOLVED that the minutes of the meeting held on 25th October 2021 be taken as read and signed by the Chairman

5.2 **MATTERS OUTSTANDING FROM THESE MINUTES:**

The Assistant Clerk was asked to look into the possibility of appealing against the LED at the Upper Tanyard. She had advised the committee by email that:

1. A Parish Council cannot raise an appeal with the Planning Inspectorate.
2. Only an individual can make a complaint to the ombudsman and then only if they have been through the District Councils complaints procedure.
3. The only option available to the committee would be a complain via Wealden District Council complaint procedure which was circulated.

The Assistant Clerk also corresponded with the clerk at Hartfield who advised that they wrote a complaint to the head of planning regarding a flawed decision. They then raised a formal complaint which at this time has not generated any results other than to make Wealden aware that “they need to definitely play closely within the rules rather than along the edge of what is reasonable”.

Cllr Tarling agreed with this advice but felt that it might be possible to challenge WDC’s decision if it can be proven the evidence was not properly considered.

The meeting was closed for the member of the public to speak.

PLAN 8/11/2021 - 002378

The member of the public thanked the Assistant Clerk for providing historical information relating to Upper Tanyard to him. He had presumed that Withyham Parish Council would be unable to take the process further (as per point 2 above) but that he might as an individual. He noted that the evidence in the Parish Council's minutes and the applicant's LDE application as to whether the site had been occupied contradicted each other.

The meeting was opened.

The Committee considered the merits of whether WPC should undertake further work on this matter and the majority AGREED that if it was felt that something unlawful may have happened then it was duty bound to do so. Cllrs Tarling and Pope would therefore investigate further whether WPC and/or the resident could pursue the matter with WDC and would be happy to receive further advice from the Assistant Clerk.

6. ENFORCEMENT – No update.

**7. PLANNING APPLICATIONS
COMMENTS TO BE RETURNED TO WEALDEN DISTRICT COUNCIL**

7.1 WD/2021/2648/F CRANFIELD, SCHOOL LANE, ST JOHNS, CROWBOROUGH, TN6 1SB Description: SINGLE STOREY SIDE EXTENSION INTERNAL ALTERATIONS

The Committee noted that there were no neighbour comments. It was observed that the window drawn on the WE elevation appeared out of scale and sympathy with the existing windows

Withyham Parish Council Supports this Application

7.2 WD/2021/2503/F 20 ORCHARD RISE, GROOMBRIDGE, TN3 9RZ Description: SINGLE STOREY REAR EXTENSION AND RAISED PATIO

It was noted that the application had been refused in June but the Committee recalled supporting it then and presumed that any concerns had been addressed in this application.

Withyham Parish Council Supports this Application

7.3 WD/2021/2561/F 30 ORCHARD RISE, GROOMBRIDGE, TN3 9RZ Description: PROPOSED REAR AND SIDE TWO STOREY EXTENSION AND INTERNAL ALTERATIONS

The Committee commented that the materials appeared to differ on the extension and requested that they are in keeping with the street scene.

Withyham Parish Council Supports this Application

8. APPLICATIONS RECEIVED AFTER AGENDA - None

002151 RESOLVED that the observations on the planning issues detailed in these minutes be submitted to the Planning Authority.

**9. PLANNING DECISIONS – All Noted
APPROVED**

WD/2021/1239/F INTERNAL AND EXTERNAL ALTERATIONS TO INCLUDE THE DEMOLITION OF THE CONSERVATORY AND THE CONVERSION OF PART OF THE FREESTANDING GARAGE INTO GUEST ACCOMMODATION.
SUMMERFORD FARMHOUSE, BEECH GREEN LANE, WITHYHAM, TN7 4DA

WD/2021/1240/LB INTERNAL AND EXTERNAL ALTERATIONS TO INCLUDE THE DEMOLITION OF THE CONSERVATORY AND THE CONVERSION OF PART OF THE FREESTANDING GARAGE INTO GUEST ACCOMMODATION.
SUMMERFORD FARMHOUSE, BEECH GREEN LANE, WITHYHAM, TN7 4DA

WD/2021/1389/F PROPOSED SINGLE-STOREY EXTENSION TO THE EXISTING GOLF CLUBHOUSE CREATING KITCHEN AREA, STORAGE SPACE AND ADDITIONAL DINING AREA WITH TOILET FACILITIES. VILLA FARM, SUSSEX LANE, BLACKHAM, TN3 9UN

WD/2021/2085/F ERECT TWO STOREY EXTENSION, REPLACE CONSERVATORY WITH PORCH, ADD GARDEN STORE, ENLARGE DOMESTIC PARKING AREA AND LANDSCAPING WORKS DUCKINGS FARM COTTAGE, WITHYHAM ROAD, WITHYHAM, TN7 4BE

WD/2021/2002/F INDOOR RIDING ARENA WALSTEAD STUD, TOP HILL FARM, BEECH GREEN LANE, HARTFIELD, TN7 4DB

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

11. DATE OF MEETING - noted that the date of the next meeting is on **Monday 22nd November 2021 at 7.00pm to be held at the Parish Office unless otherwise notified by the agenda.**

Meeting closed at 7.26pm