

MINUTES OF THE MEETING OF THE PLANNING GROUP HELD ON 15th NOVEMBER 2021 VIA ZOOM AT 7.00PM.

PRESENT: Cllrs Davies (Vice-Chairman), Josephson, R Lewin, T Lewin, Summers & Waters

APOLOGIES: Cllrs. McNally & Moore

NOT PRESENT: Cllr. Spackman

IN ATTENDANCE: Asst Clerk.

PG87/21 PUBLIC QUESTIONS:

None

PG88/21 APOLOGIES

Apologies were received from Cllrs. McNally (family) & Moore (family).

PG89/21 MINUTES OF THE PREVIOUS MEETING

The Minutes of the meeting held on 3rd November 2021 were agreed as a true record.

PG90/21 TO DECLARE ANY INTERESTS PERTAINING TO THE ITEMS BELOW

Cllr. Waters declared a personal interest in Note no : PG94/21 WD/2021/2711/F Royal Ashdown Forest Golf Club, Chapel Lane, Forest Row as a member of the club.

PG91/21 REPORT FROM DISTRICT COUNCILLOR ON PLANNING MATTERS

No report.

PG92/21 DECISIONS TAKEN UNDER DELEGATED AUTHORITY

None

PG93/21 WEALDEN DISTRICT COUNCIL – PLANNING DECISIONS RECEIVED

The list had been previously circulated and was NOTED.

PG94/21 PLANNING APPLICATIONS

Application Number & Address	Proposals	Comments
WD/2021/1749/MAJ HOMESTALL MANOR, HOMESTALL ROAD, ASHURST WOOD	CONVERSION OF SEVERAL EXISTING OUTBUILDINGS TO FORM 17 NO. DWELLINGS AND ERECTION OF 3 NO. DWELLINGS ON THE SITE OF THE FORMER POOL	We object to this application, just as we have done with previous applications at this site, until we have received satisfactory responses to the following points.." 1. The Planning, Design and Access Statement ("PD&A") states that the current application does not seek to vary any extant permission, namely the apparent

		<p>conditional approval for the conversion of buildings into holiday lets and a hotel (incidentally a decision which WDC has not shared formally with this Council despite our objections to that application). We believe any approval of this application should specifically preclude a future hotel development since otherwise consideration of this application would be on false premises.</p> <ol style="list-style-type: none">2. Surface water drainage is clearly an issue, as highlighted by your consultee. The PD&A states there is no difference from the holiday lets proposal, yet the latter included the provision of remote permeable carparking spaces to the South (by Homestall Road), not as now a large number of spaces to the North. It is currently the case that the footpath that runs North from the NW edge of the site (along the old road) is already a running stream after quite modest rainfall and increased hard surfaces will make this route unusable at times: the Rights of Way consultee clearly only looked at the map, not the topography.3. We are highly sceptical as to the claim in the PD&A that the development would be unviable with an affordable housing component. No evidence of such is provided and would seem inconsistent with the high level of conversion rather than new build. If cannot be provided onsite, then a financial contribution elsewhere in the Parish, where it is sadly lacking, should be a condition.4. We remain very concerned about traffic issues regarding the limited sight lines for the egress from the site onto a road with an unrestricted speed limit (see our objections to extant conditional permission) and note that the Transport submissions seem at odds with the PD&A in that they are based on the premise that the hotel development will not now occur.
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		5. Finally, we find the information provided is very difficult to unpick regarding the conversions as against the new builds, perhaps intentionally so. We would, as a matter of principle, expect to see a great deal more information on any new-build house in this Parish, here in the AONB and in such a rural area.
WD/2021/572/F WOODSIDE COTTAGE, 97 HARTFIELD ROAD, FOREST ROW	REMOVAL OF EXISTING OUTBUILDING AND ERECTION OF REAR EXTENSION WITH ROOF LIGHT AND DECKING	We support this application provided the flue height is adequate.
WD/2021/2693/F CREEVAGH, FOREST ROAD, FOREST ROW	SINGLE STOREY TIMBER ORANGERY TO REPLACE EXISTING CONSERVATORY	We support this new design.
WD/2021/2711/F ROYAL ASHDOWN FOREST GOLF CLUB, CHAPEL LANE, FOREST ROW	PROPOSED REMODELLED FRONT ENTRANCE TO CLUBHOUSE AND ASSOCIATED LANDSCAPING	We support this application

PG95/21 TO COMMENT ON PLANNING APPLICATIONS RECEIVED AFTER CIRCULATION OF AGENDA

Application Number & Address	Proposals	Comments
WD/2021/1921/F PUMPHOUSE FARMHOUSE, HOLTYE ROAD, EAST GRINSTEAD	NEW ROOF TO MILKING BARN AND OLD WORKSHOP/STABLE	We support this application
WD/2021/2761/F TALL OAKS (FORMERLY 'TIR NA NOG') PARK ROAD, FOREST ROW	DEMOLITION OF A SINGLE STOREY SPECIALLY MODIFIED ACCESSIBILITY GARDEN 'SPA' BUILDING AND A SINGLE STOREY CONSERVATORY. CONSTRUCTION OF A SINGLE STOREY CONSERVATORY AND A SINGLE STOREY EXTENSION. MINOR INTERNAL ALTERATIONS.	We support this application

PG96/21 CORRESPONDENCE

None.

Cllr. T Lewin advised that as soon as he had received the invite to the WDC Parish Cluster meeting (Friday 19th November) he would forward to all the committee.

PG97/21 ITEMS FOR FUTURE CONSIDERATION BY THIS COMMITTEE OR FULL COUNCIL

Cllr. Waters advised that developers had purchased the old Ashdown House School site and he believed a planning application would be submitted shortly.

The meeting closed at 7.38pm.