



# **HAILSHAM TOWN COUNCIL**

## **PLANNING AND DEVELOPMENT**

### **COMMITTEE**

REPORT (Minutes) of the Planning and Development Committee relating to the inspection of planning applications and other planning related matters, held at the Fleur de Lys Council Chambers, Market Square, Hailsham on Tuesday 24<sup>th</sup> April 2012 at 7.00 pm.

Prior to commencement of formal business, a period of not more than 15 minutes was assigned for the purpose of permitting members of the public to address the Committee or ask questions (on matters relevant to the responsibilities under direction of this Committee) at the invitation and discretion of the presiding Chairman.

Mr Adams of Hailsham Jewellers at 36 High Street, Hailsham, spoke in respect of the application for 32 High Street, Hailsham. He strongly objected to the application, stating that there are other empty shops more suitable to the Dominos application. He advised that shops at 36, 34 and 32 the High Street plus Flat 32 all share drainage and the drainage may not be able to cope with the extra demand of a Dominos takeaway. He also advised there is a rat problem in the area which could be increased by a takeaway business and that this application would bring no benefit to the Town.

The owner of Sanchos takeaway in the High Street also objected to the application for 32 High Street on the basis that there are already six pizza businesses in the Town and any Hailsham resident wishing to order a Dominos Pizza for delivery can use the Eastbourne branch.

Mr O'Brian, the applicant for 32 the High Street addressed the Committee, stating that there are five A1 uses in a row in the High Street so there will not be an over concentration of the same use with this application. He advised that the cooking of pizzas does not create the same odours that a Chinese restaurant does, for example. The delivery percentage for this business can be as high as 80%, delivery drivers would use the car park behind no. 32 so not to impact the High Street and orders tend to fall after 9pm so this will limit the noise in the evening. Finally, he stated that up to 20 full time jobs would be created with this business.

PLAN/  
12/1/01

#### **Present**

Councillors:, J. Bentley Astor, Mrs S. J. Bentley (Chairman), N. Collinson, P. Holbrook and M. Ryan (Vice Chairman)

Officer in attendance: K. Moralee

02

#### **Apologies For Absence:**

Councillors Mrs M. Burt, W. Crittenden and S. McAuliffe

03        **Declarations of Interest**

Councillor N. Collinson declared a personal interest in application WD/2012/0722/F for 32 High Street, Hailsham, as he is a business owner in Hailsham High Street and a personal interest in application WD/2012/0751/F for Wealden District Council, as he is a Wealden District Councillor.

Councillor Mrs J. Bentley declared a personal interest in the application WD/2012/0751/F for Wealden District Council, as she is a Wealden District Councillor.

04        **Confirmation of Minutes**

**RESOLVED** that the minutes of the meeting of the Planning and Development Committee held on Tuesday 3<sup>rd</sup> April 2012 Ref: 11/3/231-247 was confirmed as a correct record.

05        **Matters Arising**

None were received.

**Planning Applications 12/1/06-13 (appended hereto)**

Eight plans were considered.

06        WD/2012/0722/F – 32 High Street, Hailsham

Hailsham Town Council welcomes this business into the Town and supports the application in principle but would request the following conditions are put in place:

- i) the deliveries to and from the store are situated at the rear of the store
- ii) the Town Council to be consulted regarding any illuminated signage to the frontage of the shop as the application falls within the conservation area

The Town Council welcomes the fact that this application will provide much needed employment for local people

07        WD/2012/0765/F – 33 The Belfry, Hailsham

Hailsham Town Council supports the proposed conservatory as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 9.1 and 9.2 but objects to the repositioning of the boundary fence as this is contrary to policy EN27 of the Wealden Local Plan 1998 and the re-positioning of the fence would affect the site line for motorists

08        WD/2012/0751/F – Wealden District Council, Vicarage Lane, Hailsham

Hailsham Town Council supports this application

09        WD/2011/2454/F – 6 Sandbanks Garden, Hailsham

Hailsham Town Council supports the application as it conforms to Policy EN27 of the Wealden Local Plan 1998

10 WD/2012/0735/F – 2 Goodwin Close, Hailsham

Hailsham Town Council objects to the proposed extension as it is contrary to policy HG11 of the Non Statutory Wealden Local Plan 2005 and guidance within the Wealden Design Guide 2008 chapter 10 paragraph 4.2 and the Council also objects to the replacement of the existing garden wall with close board fencing as it is contrary to policy EN27 of the Wealden Local Plan 2008

11 WD/2012/0559/F- 36 Quinnell Drive, Hailsham

Hailsham Town Council supports this application as it conforms to guidance within the Wealden Design Guide 2008, Chapter 10 paragraph 2.7, "incorporation of existing garaging".

12 WD/2012/0631/MAJ – Welbury Farm, Hempstead Lane, Hailsham

Hailsham Town Council objects to the changes of the original application as the Town Council is concerned there are not enough smaller dwellings available for first time buyers. The Town Council considers a mix of houses gives a more diverse community, in line with Wealden District Council's planning guidelines.

13 WD/2012/0475/F – Plots 1-4 Lundy Walk, Off Anglesey Avenue, Hailsham

Hailsham Town Council objects to the changes of the original application as the Town Council is concerned there are not enough smaller dwellings available for first time buyers. The Town Council considers a mix of houses gives a more diverse community, in line with Wealden District Council's planning guidelines.

14 Skateboard Park

To discuss the Planning and Development Committee's planting requirements for the approved Skateboard Park at Maurice Thornton Playing Field (WD/2012/0086/F)

The Committee discussed the planting requirements and agreed that Hailsham Town Council would liaise with the Town Farm Residents' Association regarding a plan for planting.

There being no further business the meeting closed at 8.30 pm

Global/Minutes & Agendas/Planning

## PLANNING APPLICATIONS

Plans available to view at Hailsham Town Council Offices, Inglenook, Market Square, Hailsham weekdays from  
9.00 am – 4.00 pm

Application No: WD/2012/0722/F Full  
Location: 32 High Street, Hailsham  
Description: Change of use to A5, erection of new shop front and erection of extract duct and air compressors to the rear

Application No: WD/2012/0765/F Full  
Location: 33 The Belfry, Hailsham  
Description: Proposed conservatory to rear together with repositioning of boundary fence

Application No: WD/2012/0751/F Full  
Location: Wealden District Council, Vicarage Lane, Hailsham  
Description: Minor material amendment to WD/2010/2761/F (relocation of cycle store and bin store)

Application No: WD/2011/2454/F Full  
Location: 6 Sandbanks Gardens, Hailsham  
Description: Demolition and reconstruction of existing patio area to rear of main property on new foundations

Application No: WD/2012/0735/F Full  
Location: 2 Goodwin Close, Hailsham  
Description: Erection of single storey side extension and replace existing garden wall with close board fence

Application No: WD/2012/0559/F Full  
Location: 36 Quinnell Drive, Hailsham  
Description: Conversion of garage to form habitable room with new window to replace garage door

Application No: WD/2012/0631/MAJ Major application – full  
Location: Welbury Farm, Hempstead Lane, Hailsham  
Description: Amendments to approved layout under WD/2008/2354/MAJ, involving part of the layout described as site C and affecting the re-siting, re-design or change of house type on 22 plots in total

Application No: WD/2012/0475/F Full  
Location: Plots 1-4 Lundy Walk, Off Anglesey Avenue, Hailsham  
Description: Change of unit style and location on an existing approved application