



HAILSHAM TOWN COUNCIL

PLANNING AND DEVELOPMENT COMMITTEE

You are hereby summoned to a meeting of the Planning and Development Committee to be held at the Fleur de Lys Council Chambers, Market Square, Hailsham on **Tuesday 14 July 2015 at 7.00 pm.**

Prior to commencement of the formal business a period of not more than 15 minutes will be set aside during which Members of the Public present will be permitted to address the Committee at the invitation and discretion of the Chairman.

The Order of business to be transacted will thereafter be:-

- 1 Apologies for Absence**
- 2. Declarations of Interest**
To receive notice of declarations of personal and prejudicial interests in respect of items on this agenda.
- 3. Confirmation of Report**
To confirm the report of the meeting of the Planning and Development Committee held on Tuesday 23 June 2015
- 4. Matters Arising from previous minutes**
- 5. Planning Applications**
- 6. Other Planning Matters**

Consultation on the Proposed Modifications to the Affordable Housing Delivery Local Plan

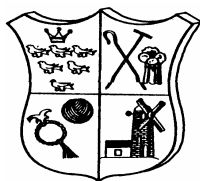
To note the consultation

John Harrison, Town Clerk
8.7.15

Committee Membership:

Councillor Bridget Beckett
Councillor Frank Berry
Councillor Margaret Burt
Councillor Paul Holbrook
Councillor Glenn Moore
Councillor Amanda O'Rawe
Councillor John Puttick Councillor
Craig Tasane Councillor Alex Willis

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 23 June 2015 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

Mrs H. Deehan of Summerfields Avenue referred to a public meeting which had been held the previous week, in which reference was made to a neighbourhood plan. She asked what was happening about the neighbourhood plan. The Committee Clerk advised that this item was on the agenda for the Full Town Council meeting the following week.

Mr N. Schulz of Harebeating Lane referred to the application for Land West of Park Road, North Hailsham, which was on the evening's agenda, and asked whether the planning committee would be objecting to the reserved matters on the application, as Hellingly Council did. He also raised a query regarding the application WD/2015/1279/F – alterations to Chapter 12, 12 High Street. He asked why the item was on the agenda considering the owner of the business is a Hailsham Town Councillor. The Committee Clerk advised that the item was on the agenda for noting only, that she had discussed the matter with the Town Clerk and that she would be advising all Councillors at the meeting to declare a personal interest in the item and not to comment on the application.

The Committee Clerk read out a letter from Mr R. Latter, which raised concerns over the development in the Town. Councillors C. Tasane and A. O'Rawe advised they had responded in writing to Mr Latter, and Councillor P. Holbrook advised he had met with Mr Latter.

Mr K. Williams, Head of Planning for Wealden District Council, attended the meeting to advise the Committee on the application for Land West of Park Road.

PLAN/15/2x/
29

Present

Councillors: Mrs B. Beckett, F. Berry, P. Holbrook, G. Moore, Ms. A O'Rawe J. Puttick (Vice Chairman), C. Tasane, A. Willis (Chairman)

Officers in attendance: K. Giddings

30

Apologies For Absence:

Councillor Mrs M. Burt

31

Declarations of Interest

All Councillors declared a personal interest in WD/2015/1279/F – 12 High Street, as the owner of Chapter 12 is a Hailsham Town Councillor, and Councillors did not comment on the application.

Councillor G. Moore also declared a further personal interest in application 12 High

Street, Hailsham, WD/2015/1279/F as he is the planning agent for this application.

32 **Confirmation of Minutes**

RESOLVED that the minutes of the meeting of the Planning and Development Committee held on Tuesday 23 June 2015 (15/2/17-28) - were confirmed as a correct record.

33 **Matters Arising**

None were received.

Planning Applications 15/2x/34-46 (appended hereto)

34 WD/2015/0466/MRM Land West of Park Road

Hailsham Town Council strongly objects to the application for the following reasons:

There is insufficient "pepper potting" of the affordable housing on the site
The open spaces and amenities are inadequate for the development
The design of the houses lack character and the architectural design does not meet the standards of the adopted Wealden Design Guide 2008
The Council is concerned that there is inadequate drainage for the site
The emergency access is not shown on the plan
There is insufficient cycle path access between each estate, towards the Town
The Town Council requests that Wealden District Council consult further with them on the application

35 WD/3291/CC - Sandbanks, 1 Cacklebury Close, Hailsham

This application was deferred to the next meeting due to complications in viewing the plans. The Committee Clerk advised she would request an extension of time from East Sussex County Council.

36 WD/2015/1322/F - 100 London Road, Hailsham

Hailsham Town Council supports the application as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 5.1 and saved policy HG10 of the Wealden Local Plan 1998

Councillor G. Moore abstained from voting on this application.

37 WD/2015/1335/F 25 Cacklebury Close, Hailsham

Hailsham Town Council is concerned that the neighbour's property rights will be impinged upon with the proposed extension and would suggest that day light calculations are provided for the application

38 WD/2015/1331/F 14 Hempstead Lane, Hailsham

Hailsham Town Council supports the application as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 5.1 and 5.2 and saved policy HG10 of the Wealden Local Plan 1998

39 WD/2015/1159/F Courtneys, 82 Upper Horsebridge, Hailsham

Hailsham Town Council objects to the application as it is over development of the site and therefore contrary to saved policy EN27 of the Wealden Local Plan 1998 and policy SPO13 of the Core Strategy Local Plan 2013. There is also a lack of turning space for

vehicles in the proposed design

Councillor F. Berry left the meeting at 8.25 pm

40 WD/2015/1198/F 71 The Cedars, Hailsham

Hailsham Town Council supports the application as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 9.1 and 9.2

41 WD/2015/1313/F Railway Cottage, Ersham Road, Hailsham

Hailsham Town Council supports the application as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 5.1 and saved policy HG10 of the Wealden Local Plan 1998

42 WD/2015/1316/F 39 Hawks Road, Hailsham

Hailsham Town Council supports the application as it conforms to guidance within the Wealden Design Guide 2008 chapter 10 paragraphs 4.1 and 4.2 and saved policy HG10 of the Wealden Local Plan 1998

43 WD/2015/0961/F 18 Birch Way, Hailsham

Hailsham Town Council supports the application

44 WD/2015/1417/F 84 Ingrams Way, Hailsham

Hailsham Town Council objects to the application as it will have a detrimental impact on the neighbouring property and the application is therefore contrary to saved policy HG10 of the Wealden Local Plan 1998 and contrary to guidance within the Wealden Design Guide 2008 chapter 10 paragraph 5.4

Four members voted in favour of objecting and four members supported the application, giving the Chairman the casting vote, which was in objection to the application.

Councillor G. Moore asked for his approval of the application to be recorded.

45 WD/2015/1414/F Land at Amberstone Place, Amberstone, Hailsham

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

Councillor P. Holbrook abstained from voting on this application.

46 WD/2015/1279/F 12 High Street and Upper Floors of 8 and 10 High Street, Hailsham

Hailsham Town Council is unable to comment on the application as the applicant is a Hailsham Town Councillor

Other Planning Matters

47 Consultation on the Proposed Modifications to the Affordable Housing Delivery Local Plan

Members were advised of the consultation and were asked to read the document before the next meeting, as it would be on the agenda for discussion.

There being no further business the meeting closed at 8.55 pm Global/Minutes & Agendas/Planning

Planning Applications

- Application No: WD/3291/CC East Sussex County Council
Location: Sandbanks, 1 Cacklebury Close, Hailsham
Description: Proposed new reception to building, cover courtyard, internal and external refurbishment and additional parking to rear
- Application No: WD/2015/0466/MRM Major application – reserved
Location: Land West of Park Road, Hailsham
Description: Reserved matters for the provision of 240 no. residential dwellings, a network of green infrastructure and amenity space, incorporating existing public rights of way. A new vehicular access from Park Road and emergency access off Upper Horsebridge Road and links to Cuckoo trail
- Application No: WD/2015/1322/F Full
Location: 100 London Road, Hailsham
Description: Proposed remodel of existing dwelling including extension to front elevation and raising roof height with formation of side dormer
- Application No: WD/2015/1335/F Full
Location: 25 Cacklebury Close, Hailsham
Description: Single storey rear extension forming extended kitchen family area along with new cloakroom
- Application No: WD/2015/1331/F Full
Location: 14 Hempstead Lane, Hailsham
Description: Two storey rear extension and external and internal alterations
- Application No: WD/2015/1159/F Full
Location: Courtneys, 82 Upper Horsebridge, Hailsham
Description: The demolition of an existing single dwelling house and detached garage, and the erection of four new dwelling houses consisting of two apartments and two semi detached properties
- Application No: WD/2015/1198/F Full
Location: 71 The Cedars, Hailsham
Description: Erect replacement conservatory at rear
- Application No: WD/2015/1313/F Full
Location: Railway Cottage, Ersham Road, Hailsham
Description: Two 2 storey extensions
- Application No: WD/2015/1316/F Full

Location: 39 Hawks Road, Hailsham
Description: Single storey rear extension to form extended dining area and shower room

Application No: WD/2015/0961/F Full
Location: 18 Birch Way, Hailsham
Description: Repositioning of existing timber fence to north side of property closer to the property boundary

Application No: WD/2015/1417/F Full
Location: 84 Ingrams Way, Hailsham
Description: Proposed second floor side extension

Application No: WD/2015/1414/F Full
Location: Land at Amberstone Place, Amberstone, Hailsham
Description: Erection of detached dwelling

Application No: WD/2015/1279/F Full
Location: 12 High street and upper floors of 8 and 10 High Street, Hailsham
Description: Conversion of upper floors of 8 and 10 High Street from B1 office use to A3 restaurant, including associated internal alterations to 12 High Street