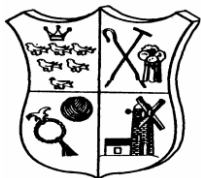


# HAILSHAM TOWN COUNCIL

## 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 REMOTELY VIA THE INTERNET** on Tuesday 23<sup>rd</sup> February 2021 at 6.30 pm.

PLAN/20/11x/  
369

### **Public Forum**

To deal with any questions or brief representations from members of the public relevant to the remit of the committee, in accordance with Standing Order 1. and Hailsham Town Council policy. (15 Minutes)

Mr J. Morton spoke in relation to the application for Romney, Squab Lane, Magham Down. He strongly objected to the application, stating that the site is a greenfield site, the proposed development is excessive and Squab Lane is a single track lane and not suitable for such a development. He further stated that the proposed development will cause overlooking, loss of light and loss of privacy to the neighbouring properties.

Mr and Mrs Hampton also spoke in relation to the proposed development at Romney, Squab Lane, and also strongly objected, stating that the layout and density of the buildings are out of keeping with the neighbouring properties. They further advised that additional vehicles would overwhelm Squab Lane, which is a small lane and regularly used by horse riders. Mr and Mrs Hampton also objected to the application because of the negative ecological impact they considered it would have and stated that a pond in the area is not acknowledged on the developers' plans.

Mrs Lancaster agreed with all the points raised by the members of the public present at the meeting and also asked that the Town Council does not support the application.

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### **Present**

Councillors: D. Cottingham, Mrs B. Holbrook, P. Holbrook, T. Powis, J. Puttick (Chairman), Mrs A Ricketts

Officers in attendance: K. Giddings

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### **Apologies For Absence**

Councillor Ms A. O'Rawe

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### **Declarations of Interest**

None were received

373

### **Confirmation of Minutes**

Resolved that the Minutes of the Meeting of the Planning Committee held on Tuesday 2<sup>nd</sup> February 2021 (Ref 20/11/353-368) may be confirmed as a correct record and signed by the Chairman.

374 **To receive an update about progress of resolutions from the last meeting of the Planning and Development Committee on 2<sup>nd</sup> February 2021**

There was no further update

**Planning Applications**

375 WD/2020/2297/F – Land adjacent to Romney, Squab Lane, Magham Down

Councillor C. Bryant spoke in respect of the application and asked the Committee to object to the application.

He considered that the design of the proposed development was out of keeping with the neighbouring properties and a cramped form of design. He also advised that Squab Lane does not have the capacity to take on the extra traffic which will be created by the development.

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

The application is overdevelopment of the site and out of keeping with the neighbouring properties.

The proposed application is outside of the development boundary.

The proposed application will have a detrimental impact on neighbouring properties as it will result in a loss of privacy, loss of light and overlooking and is therefore contrary to the National Planning Policy Framework chapter 7 paragraph 56 and contrary to saved policy EN27 of the Wealden Local Plan 1998.

Squab Lane is a single track lane, extremely narrow and totally unsuitable for this development as the Lane cannot support the extra traffic that will be created by this development. The application is therefore contrary to saved policy TR3 of the Wealden Local Plan 1998.

Due to its rural location, Squab Lane is also used frequently by horse riders from the nearby stables and extra traffic and heavy vehicles in this location will cause a danger to the riders and their horses as there are minimal passing points in this Lane.

The Town Council is unsure how the septic tank will be emptied, as the access here is unsuitable, with no turning space.

The proposed application will have a detrimental impact on the wildlife in the area.

The ecological appraisal has failed to acknowledge a pond in the south west corner of the application site as this is not mentioned on any plans. The pond is home to great crested newts. A further appraisal therefore needs to be undertaken, taking into account the pond in the area and the great crested newts.

The area already has a large amount of surface water run off and the Town Council is concerned that this proposed development will create excessive water run off and flooding in the area.

Councillor C. Bryant left the meeting at 7.10 pm

376 WD/2019/2685/MAJ – Land East of Battle Road, Hailsham

- 377 Hailsham Town Council noted the application  
WD/2020/2385/F Land to the North of 127 Marshfoot Lane, Hailsham  
Hailsham Town Council supports the application.
- 378 WD/2021/0079 – 2 Rookery Cottages, Market Street, Hailsham  
Hailsham Town Council has no objections to the application.
- 379 WD/2021/0065/F – 10 Tilehurst Drive, Hailsham  
Hailsham Town Council has no objections to the application.
- 380 WD/2021/0354/PO4 – Barn at Honeycrocks, Rickney Lane, Downash, Hailsham  
Hailsham Town Council supports the application.
- There being no further business the meeting closed at 7.25 pm Global/Minutes & Agendas/Planning

### **Planning Applications**

Application No: WD/2020/2297/F Full  
Location: Land adjacent to Romney, Squab Lane, Magham Down, Hailsham  
Description: ERECTION OF 5 NO. 2-BEDROOM DETACHED BUNGALOWS AND 1 NO. 3-BEDROOM DETACHED CHALET BUNGALOW, WITH ASSOCIATED ACCESS, PARKING AND LANDSCAPING

Application No: WD/2019/2685/MAJ Major application – full  
Location: Land East of Battle Road, Hailsham  
Description: THE ERECTION OF 100 DWELLINGS (35% AFFORDABLE HOUSING), TOGETHER WITH ASSOCIATED INFRASTRUCTURE, LANDSCAPING, PARKING AND CREATION OF A NEW VEHICULAR ACCESS FROM BATTLE ROAD. **Amended plans and documents received 11 January 2021.**

Application No: WD/2020/2385/F Full  
Location: Land to the north of 127 Marshfoot Lane, Hailsham  
Description: CREATION OF AN ECOLOGY BASIN AREA TO THE NORTH OF THE DEVELOPMENT SITE APPROVED UNDER WD/2019/2105/F (A PROPOSED PAIR OF SEMI-DETACHED DWELLINGS WITH A SHARED ACCESS) TO DEAL WITH SURFACE WATER DRAINAGE.

Application No: WD/2021/0079/F Full  
Location: 2 Rookery Cottages, Market Street, Hailsham  
Description: ERECTION OF NEW PAIR FULL HEIGHT WOODEN DRIVEWAY GATES

Application No: WD/2021/0065/F Full  
Location: 10 Tilehurst Drive, Hailsham  
Description: USE OF UTILITY ROOM FOR MIXED USE FOR RESIDENTIAL PURPOSES  
AND PART TIME DOG GROOMING.

Application No: WD/2021/0354/P04 PD Change of use from Agricultural to Dwellings  
Location: BARN AT HONEYCROCKS, RICKNEY LANE, DOWNASH, HAILSHAM  
Description: CONVERSION OF THE BARN INTO A RESIDENTIAL UNIT