



# BUXTED

## PARISH COUNCIL

Clerks: Miss B Macklen & Mrs C Feltham, PO Box 202, Heathfield, East Sussex TN21 1BN  
e: [clerk@buxted-pc.gov.uk](mailto:clerk@buxted-pc.gov.uk) w: [buxtedparishcouncil.gov.uk](http://buxtedparishcouncil.gov.uk)

6th February 2024

The Chairman and Members of the Planning Committee  
The Chairman and Vice Chairman of the Council.

### NOTICE OF MEETING

Members of the Buxted Parish Council Planning Committee are summoned to attend the Planning Committee meeting to take place at 7.00p.m. on 13<sup>th</sup> February 2024 in Five Ash Down Village Hall.

The public have a right and are welcome to attend. Members of the public may speak or ask questions when invited by the Chairman, prior to the formal opening of the meeting. If any member of the public would like to make comments to Wealden District Council, in support or objection to an application, then please email: [planning@wealden.gov.uk](mailto:planning@wealden.gov.uk)

1. Apologies for absence.
2. To approve the minutes of the previous meeting
3. Declaration of Members personal and prejudicial Interests in respect of items on this agenda
4. **Planning Applications**
  - 4.1 **Application:** [WD/2023/3079/F](#)  
Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=164269>  
Expiry date for comments: 15<sup>th</sup> February 2024  
Location: THE BOTHY, GROVESIDE, HERONS GHYLL, TN22 4DB  
Description: proposed holiday-let conversion of disused bothy
  - 4.2 **Application:** [WD/2024/0059/F](#)  
Link: <https://planning.wealden.gov.uk/plandisp.aspx?recno=164442>  
Expiry date for comments: 16<sup>th</sup> February 2024  
Location: Headley House, Limes Lane, Buxted, TN22 4PB  
description: proposed alterations to the existing main house, comprising a new rear gabled dormer at first floor level in the existing rear catslide roof, an infill single floor extension at rear ground floor level to align with the existing rear extension, along with associated fenestration and cladding changes to the rear and west side house elevations and internal layout amendments. In addition, the existing single standalone garage is to be demolished and replaced with a new double standalone garage with adjoining ancillary space comprising of a workshop and storage

- 4.3 **Application:** [WD/2023/3114/FA](#)  
 Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=164310>  
 Expiry date for comments: 19<sup>th</sup> February 2024  
 Location: SCOUT HALL, FRAMFIELD ROAD, BUXTED, TN22 4LE  
 Description: variation of condition 12 of WD/2023/1043/F (demolition of existing scout hut and erection of new single storey building to serve as scout headquarters) - \* remove a number of windows (including all roof lights, low-level (large) windows and 1no french doors with top light)\* reduce the height/level of the ground floor floor by 500mm to minimise external ground build-up and replace access ramps with level-access path
- 4.4 [WD/2024/0043/F](#) and [WD/2024/0044/LB](#)  
 Link to documents on the WDC website:  
<https://planning.wealden.gov.uk/plandisp.aspx?recno=164417> and  
<https://planning.wealden.gov.uk/plandisp.aspx?recno=164418>  
 Expiry date for comments: 19 February 2024  
 Location: COOPERS GREEN HOUSE, BUXTED ROAD, COOPERS GREEN, UCKFIELD TN22 4AT  
 Description: single-storey rear extension. roof covering extended at rear creating covered walkway with concealed glazed rooflights. Timber weatherboard cladding applied around larder and store with internal insulation applied. Internal insulation applied to utility room. formation of bathroom on second floor. External and internal alterations. Associated hard and soft landscaping.
- 4.5 **Application:** [WD/2023/2157/MAJ](#)  
 Link to documents on WDC website:  
<https://planning.wealden.gov.uk/plandisp.aspx?recno=163172>  
 Expiry date for comments: 14 February 2024  
 Location: LAND NORTH OF THE A272, BUXTED, TN22 4BA  
 Description: Erection of up to 49 no. dwellings, access, landscaping and associated infrastructure. **Amended access location plans have been submitted.**
- 4.6 **Application:** [WD/2023/2959/F](#)  
 Link to documents on WDC website:  
<https://planning.wealden.gov.uk/plandisp.aspx?recno=164128>  
 Expiry date for comments: 26 February 2024  
 Location: NEW HOUSE, FRAMFIELD ROAD, BUXTED, TN22 4PP  
 Description: Enclosure of existing front porch, new door with juliet balcony to side elevation at first floor level, covered verandah to side, planter boxes to front, together with other external alterations.
5. **Applications considered by email due to the deadline set by WDC**
- 5.1 **Application:** *WD/2023/2954/RM*  
 Link to documents on web: <https://planning.wealden.gov.uk/plandisp.aspx?recno=164123>  
 Expiry date for comments: 23<sup>rd</sup> January 2024  
 Location: LYNTON, FIVE ASH DOWN, UCKFIELD, TN22 3AH  
 Description: reserved matters (appearance, landscaping, layout and scale) pursuant to outline permission WD/2021/2129/O (outline application for a proposed phased development of three self-build dwellings and provision of a new vehicular access, landscaping and other associated infrastructure).  
 Response from Buxted Parish Council: we have no additional comments to make on the reserved matters, and re iterate our objections to this planning application:  
 1. overdevelopment of the site 2. inadequate parking provision which could lead to more on street parking on an already busy road. 3. concerns over the access road being too narrow for emergency services vehicles 4. the new access road is immediately adjacent to

an existing dwelling 5. if approved this could set a precedent to other properties in the vicinity.

**6. Applications determined/updated by Wealden District Council**

6.1 Application No. WD/2023/0578/F

Description: erection of home office/gym

Location: GROVESIDE, UCKFIELD ROAD, HERONS GHYLL, TN22 4BY

Decision: Approved

6.2 Application No. WD/2023/2711/F

Description: PROPOSED SINGLE STOREY REAR EXTENSION

Location: WOOD REEVE, COOPERS GREEN ROAD, UCKFIELD, TN22 1HB

Decision: Approved

6.3 Application No. WD/2022/0977/FR

Description: retrospective application for siting of a mobile home.

Location: LITTLE FARM, BURNT OAK ROAD, CROWBOROUGH, TN6 3SD

Decision: application formally disposed

Application No. WD/2022/0977/FR RETROSPECTIVE APPLICATION FOR SITING OF A MOBILE HOME

From WDC Officers decision notice: *in relation to this planning application was received in August 2022, the mobile home has been the subject of an unsuccessful appeal (application reference WD/2020/1219/FR) and the unauthorised development is the subject of enforcement action. In light of the above, and because it does not appear that the application will progress to a positive outcome, in accordance with Article 40 (13) of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended), this application is now being treated as ‘finally disposed of’ as the appropriate period for decision as set out in Article 34 (2) has expired and the time limit for appeal specified in Article 36 has expired. No further action will be taken by the Local Planning Authority in connection with this application.*

6.4 Application No. WD/2023/2666/F

Description: creation of new vehicular access onto high street. closure of existing access

Location: MOORINGS, HIGH STREET, BUXTED, TN22 4JU

Decision: Approved

WDC response to Parish Council Comments: *The proposed new access to serve the existing dwelling is the same as previously approved to serve a new dwelling. ESCC Highways raises no objection subject to the existing access being closed off. The case officer most recently visited site on 15 December 2023 and also sought further clarification on intentions from the agent. Whilst landscaping and fencing works have been undertaken on site they do not represent ‘commencement’ of the planning permission for an additional dwelling on site. As works to implement this planning permission, WD/2022/2455/F, have not commenced then the attached planning conditions cannot be enforced.*

6.5 Application No. WD/2023/2855/FA

Description: removal of agricultural occupancy condition attached to planning permission T/1952/8633/4C (pair of cottages).

Location: TOLL FARM COTTAGE, POUND GREEN LANE, BUXTED, TN22 4PJ

Decision: approved

6.6 Application No. WD/2023/2401/LDE

Description: Commencement of erection of agricultural barn previously approved.

Location: WOODSIDE FARM, HERONS GHYLL, UCKFIELD, TN22 4BU

Decision: issued

- 6.7 **Application No. WD/2023/0560/F**  
Description: refurbishment and extension of the house including new gable to the front (west elevation) and part single-storey and part two-storey rear extension (east elevation). Demolition of small stable block. change of use of stable block and land (the small courtyard area to the front) from equestrian use to residential use ancillary to broom cottage. Landscaping to garden.  
Location: BROOM COTTAGE, CHILLIES LANE, CROWBOROUGH, TN6 3TB  
Decision: Approved

7. **Appeals/Enforcement**

- 7.1 **Appeal Ref: APP/C1435/W/23/3314222**  
Location: Perrymans End, Perrymans Lane, Heron's Ghyll, Uckfield TN22 4BX  
Description: conversion of equestrian barn to dwelling and provision of soft landscaping scheme.  
Appeal dismissed
- 7.2 **TOWN AND COUNTRY PLANNING ACT 1990 - APPEAL UNDER SECTION 78**  
Location: Land at Mockbeggars Farm, London Road, Uckfield TN22 2EA  
Description: Outline application for the development of 60 no. dwellings, access and internal roads, parking, ancillary structures, landscaping and open space, drainage and other associated works. All matters reserved apart from access.  
Application reference: WD/2022/0648/MAO  
Date and venue for the Hearing. The Hearing opens at 10am 6 February 2024 and will be held in The Ballroom, East Sussex National, Little Horsted, East Sussex, TN22 5ES.  
Information from WDC: Should you wish to participate in the Hearing you should contact the council by emailing [planning.appeals@wealden.gov.uk](mailto:planning.appeals@wealden.gov.uk). Requests to participate virtually should also be sent to [planning.appeals@wealden.gov.uk](mailto:planning.appeals@wealden.gov.uk) as soon as possible and no later than the day before the date of the Hearing. The council will live stream the Hearing via YouTube for interested parties to follow the proceedings if they do not wish to actively participate. The council will post a link to the stream on the feed of our social media account X, formerly known as Twitter, on the morning of the appeal @wdc\_planning and on our website. The Inquiry stream may also be found at <https://www.youtube.com/channel/UCn3PgrhOuyeNJrT4hLSuFkw>.

8. **Applications of note being considered by WDC Planning Committee**

9. **Applications received after the publication of this agenda, but available on the WDC website.**

10. **Other issues for consideration**

11. **Any urgent matters**

*Claudine Feltham - Clerk to Buxted Parish Council*