



## UCKFIELD TOWN COUNCIL

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**Town Clerk – Holly Goring**

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A meeting of the **PLANS COMMITTEE** to be held on  
Monday 11<sup>th</sup> January 2021 at 7.00pm  
**REMOTE MEETING (VIA ZOOM)**

### AGENDA

Under the Openness of Local Government Bodies Regulations 2014, members of the public are able to film or record during a committee meeting.

#### **1.0 DECLARATIONS OF INTEREST**

Members and Officers are reminded to make any declarations of personal and/or prejudicial interests that they may have in relation to items on this Agenda. Should any Member consider that they require a dispensation in relation to any prejudicial interest that they may have, they are asked to make a written application to the Clerk well in advance of the meeting.

Notice should be given at this part of the meeting of any intended declaration. The nature of the interest should then be declared later at the commencement of the item or when the interest becomes apparent.

#### **2.0 STATEMENTS FROM MEMBERS OF THE PUBLIC ON MATTERS ON THE AGENDA AT THE CHAIRMAN'S DISCRETION**

#### **3.0 APOLOGIES**

#### **4.0 MINUTES**

4.1 Minutes of the meeting held on 14<sup>th</sup> December 2020

4.2 Action List – none.

#### **5.0 PLANNING APPLICATIONS – attached.**

#### **6.0 DECISION NOTICES – none.**

#### **7.0 TO ADVISE ON THE TOWN COUNCIL'S OBSERVATIONS AND COMMENTS ON PLANNING APPLICATIONS OUTSIDE THE USUAL CYCLE OF MEETINGS – attached.**

Town Clerk  
5<sup>th</sup> January 2021

## 5.0 PLANNING APPLICATIONS

### WD/2020/2428/F 3 SWIFT CLOSE, UCKFIELD, TN22 5PY

Proposed single storey rear extension and first floor side extension above existing garage.

### WD/2020/2383/F OAKLEA WAY, UCKFIELD, TN22 2BH

The addition of 3 no new car parking spaces to the existing parking.

### WD/2020/2200/F 61 MANOR WAY, UCKFIELD, TN22 1DQ

Erection of a new dwelling attached to 61 Manor Way forming an additional terrace house.

## 6.0 DECISION NOTICES

### **Approved:**

WD/2020/2092/F TWO STOREY SIDE ADDITION AND FRONT PORCH  
9 WOODLANDS CLOSE, UCKFIELD TN22 1TS

WD/2020/1981/F INSTALLATION OF AC UNIT TO FIRST FLOOR  
9 OLD COMMON WAY, UCKFIELD, TN22 5GG

WD/2020/1933/FR RETENTION OF EXISTING DWELLING WITH FURTHER  
AMENDMENTS TO FRONT AND SIDE ELEVATIONS AND GARAGE (DWELLING  
ORIGINALLY APPROVED UNDER WD/2015/2819/F)  
FORMER QUARRY SITE, SNATTS ROAD, TN22 2AP

WD/2020/2219/F CONVERSION OF LOFT INCLUDING THE CONSTRUCTION OF A  
DORMER ON THE REAR ROOF SLOPE  
55 SELBY RISE, UCKFIELD, TN22 5EE

WD/2020/1550/F PROPOSED SINGLE STOREY PORCH EXTENSION, 2 STOREY  
SIDE EXTENSION AND SINGLE STOREY REAR EXTENSION WITH ASSOCIATED  
LANDSCAPING  
32 OLIVES MEADOW, UCKFIELD, TN22 1QY

WD/2020/0240/F NEW 3 BEDROOM, 2 STOREY DWELLING  
30 SYCAMORE COURT, UCKFIELD, TN22 1TY

### **Refused:**

WD/2020/2167/F GARAGE CONVERSION  
14 MEADOW GRASS LANE, RIDGEWOOD, UCKFIELD, TN22 5FX

### **Withdrawn:**

WD/2020/2060/F SMALL SINGLE STOREY EXTENSION AND NEW REAR DOOR.  
THE OAST, 21 HARLANDS MEWS, UCKFIELD, TN22 5JQ

WD/2020/2061/LB

SMALL SINGLE STOREY EXTENSION AND NEW REAR DOOR.  
THE OAST, 21 HARLANDS MEWS, UCKFIELD, TN22 5JQ

### **Appealed:**

WD/2020/0277/F 66 TOWER RIDE, UCKFIELD, TN22 1NU  
PROPOSED ONE TWO BEDROOM RESIDENTIAL DEVELOPMENT TO INCLUDE A  
CYCLE STORE AND 1.8M HIGH FENCE

### **Response to Town Council:**

WD/2020/1933/FR FORMER QUARRY SITE, SNATTS ROAD, TN22 2AP  
*There is adequate open ground within the site to accommodate run-off from the garage,  
and the addition of a fourth bedroom was approved as part of a non-material amendment  
application.*

WD/2020/0240/F 30 SYCAMORE COURT, UCKFIELD, TN22 1TY

*The footprint and scale of the building are appropriate and in proportion with the garden area to be dedicated to the building plot. It is not unduly cramped in any dimension. The relative increase in traffic flow from a single dwelling in this urban location reasonably close to shops and services would be very modest in context and not result in any fundamental highway safety concerns to sustain refusal. The requirements of paragraph 109 of the NPPF would be met regarding highways safety. The site provides for its own parking needs off the road, in accordance with the parking calculator used by ESCC Highways. The development is considered in character with the estate and is inside a development boundary where appropriate infilling is encouraged. None of these issues were supported in the WDC refusal and appeal decision associated with WD/2018/2340/F and to raise them now would be inconsistent.*

**7.0 TO ADVISE ON THE TOWN COUNCIL'S OBSERVATIONS AND COMMENTS ON PLANNING APPLICATIONS OUTSIDE THE USUAL CYCLE OF MEETINGS –**

**WD/2020/2318/F UCKFIELD CIVIC CENTRE, BELL FARM LANE, TN22 1AE**

The removal of existing lead atrium lantern and associated glazing, including structure. adaptations to the existing roof structure to provide the continuation of hipped roof, with continuation of main front slope across existing lantern/skylight area. Making good internal works following adaption of roof structure.

**WD/2020/2183/FA CHICORY COTTAGE, ROCKS ROAD, UCKFIELD, TN22 3PT**

Minor material amendment to application WD/2018/2416/F (proposed side and rear extensions to existing 4 bedroomed detached single-unit residential dwelling, including associated external landscaping works and internal alterations to create additional bedroom at first floor level). Variation of condition 3 in order to increase the size of the first floor en-suite bathroom and omit part of the rear extension.

**WD/2020/2439/F 66 BAXENDALE WAY, UCKFIELD, TN22 5GD**

Proposed garage conversion.

**Meeting of the Planning Committee**  
**Monday 11<sup>th</sup> January 2021**

**8.0 TO ADVISE ON THE TOWN COUNCIL'S OBSERVATIONS AND COMMENTS ON PLANNING APPLICATIONS OUTSIDE THE USUAL CYCLE OF MEETINGS.**

**1.0 Summary**

- 1.1 The report provides the Town Council's comments and observations on the applications listed that were not placed on an agenda as their date for response falls outside the usual cycle of Plans Committee meetings.

**2.0 Background**

- 2.1 At a meeting of Full Council on the 8<sup>th</sup> April 2013 a resolution was made on the procedure for the Town Council's comments and observations on applications for which Wealden District Council need a response that would fall outside the usual cycle of planning meetings. FC.77.04.13.

**3.0 Procedure**

- 3.1 The following applications were emailed to plans committee members for consideration.  
Public notices were put up on the 18<sup>th</sup> December 2020

**UCKFIELD CIVIC CENTRE, BELL FARM LANE, UCKFIELD, TN22 1AE**

The removal of existing lead atrium lantern and associated glazing, including structure. Adaptations to the existing roof structure to provide the continuation of hipped roof, with continuation of main front slope across existing lantern/skylight area. Making good internal works following adaption of roof structure.

**WD/2020/2183/FA CHICORY COTTAGE, ROCKS ROAD, UCKFIELD, TN22 3PT  
MINOR MATERIAL AMENDMENT TO APPLICATION WD/2018/2416/F**

(Proposed side and rear extensions to existing 4 bedroomed detached single-unit residential dwelling, including associated external landscaping works and internal alterations to create additional bedroom at first floor level). Variation of condition 3 in order to increase the size of the first floor en-suite bathroom and omit part of the rear extension.

**WD/2020/2439/F 66 BAXENDALE WAY, UCKFIELD, TN22 5GD**

Garage conversion.

**4.0 Declaration of Interests**

- 4.1 None.

**5.0 Comments**

- 5.1 The Chairman gave the definitive response of the committee as follows: -

**UCKFIELD CIVIC CENTRE, BELL FARM LANE, UCKFIELD, TN22 1AE**

The removal of existing lead atrium lantern and associated glazing, including structure. Adaptations to the existing roof structure to provide the continuation of hipped roof, with continuation of main front slope across existing lantern/skylight area. Making good internal works following adaption of roof structure.

*Uckfield Town Council are the applicant and therefore we make no comment.*

**WD/2020/2183/FA CHICORY COTTAGE, ROCKS ROAD, UCKFIELD, TN22 3PT  
MINOR MATERIAL AMENDMENT TO APPLICATION WD/2018/2416/F**

(Proposed side and rear extensions to existing 4 bedroomed detached single-unit residential dwelling, including associated external landscaping works and internal alterations to create additional bedroom at first floor level). Variation of condition 3 in order to increase the size of the first floor en-suite bathroom and omit part of the rear extension.

*Uckfield Town Council support the application as it would not affect the street scene.*

**WD/2020/2439/F 66 BAXENDALE WAY, UCKFIELD, TN22 5GD**

Garage conversion.

*Uckfield Town Council support the application as there is a precedent for other garage conversions on the estate, and as 2 parking spaces on the driveway are being retained, it was thought the conversion would not cause on street parking.*

**6.0 Recommendations**

6.1 It is recommended that members note the report.

Contact Officer: Linda Lewis