



UCKFIELD TOWN COUNCIL

Council Offices, Civic Centre

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Town Clerk – Holly Goring

A meeting of the **PLANS COMMITTEE** to be held on
Monday 14th July 2025 at 7.00pm
Council Chamber, Civic Centre, Uckfield

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

Members of the public are requested to notify the Town Council in advance of the meeting by emailing admin@uckfieldtc.gov.uk

3.0 APOLOGIES

4.0 MINUTES

4.1 Minutes of the meeting held on 23 June 2025.

4.2 Action List – attached.

5.0 PLANNING APPLICATIONS – attached.

6.0 DECISION NOTICES – attached.

7.0 TREE PRESERVATION ORDERS – attached

8.0 TO ADVISE ON THE TOWN COUNCIL'S OBSERVATIONS AND COMMENTS ON PLANNING APPLICATION OUTSIDE THE USUAL CYCLE OF MEETINGS - attached.

Town Clerk,
8 July 2025

5.0 PLANNING APPLICATIONS

WD/2025/1105/F SOUTHERN COTTAGE, LEWES ROAD, UCKFIELD, TN22 5SL

Dropped kerb.

WD/2025/1425/F 14 CUCKMERE PATH, UCKFIELD, TN22 1LY

Two storey side extension and single storey rear extension to existing dwellinghouse to improve family living accommodation.

WD/2025/1528/F 47 THE DRIVE, UCKFIELD, TN22 1BY

Garage conversion and alteration of roof design.

WD/2025/1503/LB THE OLD BAKERY COTTAGE, CHURCH STREET, UCKFIELD, TN22 1BJ

Replace existing like-for-like weatherboard cladding and single-glazed windows. Replace existing rainwater gutters with black painted metal gutters and remove existing 20th century rear door facing side elevation and infill opening with white-painted brick to match existing external wall finish.

WD/2025/1389/F AND WD/2025/1390/AI 122 HIGH STREET, UCKFIELD, TN22 1PX

Proposed shopfront and external signage.

WD/2025/1540/F 149 ROCKS PARK ROAD, UCKFIELD, TN22 2BD

Remove of existing garage, landscape changes, new porch and single storey side extension.

WD/2025/1557/F 8 LASHBROOKS ROAD, UCKFIELD, TN22 2AY

Proposed single storey front and two storey side extension.

WD/2025/1198/FA CLINTZ, SELBY GARDENS, UCKFIELD, TN22 5EF

Variation of Condition 9 of WD/2021/0903/F (Conversion of existing dwelling into 2 no. 3 bed dwellings with the addition of a rear single storey extension and first floor extension) to enable regularisation of the changes to the floor plans, site layout and external appearance of the dwellings.

Amended plans.

6.0 DECISION NOTICES

Approved:

WD/2025/1038/LB

PARTIAL RE-POINTING OF FRONT OF PROPERTY, UP TO THE TOP OF THE GROUND FLOOR WINDOW/SHOP FRONT. PARTIAL REPLACEMENT OF BLOWN/SPALLING DAMAGED BRICKS.

USE OF A SUITABLE LIME MORTAR (ST ASTIER NHL 2) TO MATCH EXISTING COLOUR AND POINTING FINISH.

BRICKS USED FOR REPLACEMENT WILL BE OF THE SAME SIZE AS ORIGINALS AND WILL BE COLOUR/TEXTURE MATCHED WITH EXISTING BRICKWORK.

6 CHURCH STREET, UCKFIELD, TN22 1BJ

WD/2025/0819/F

TWO STOREY SIDE EXTENSION

84 STREATFIELD ROAD, UCKFIELD, TN22 2BQ

WD/2025/1360/F

PROPOSED SINGLE STOREY FRONT EXTENSION.

87 LASHBROOKS ROAD, UCKFIELD, TN22 2AZ

WD/2025/0790/F

CHANGE OF USE OF EXISTING SIGNAL BOX BUILDING FROM TAXI OFFICE (SUI GENERIS) TO LICENCED BAR/PUBLIC HOUSE (SUI GENERIS)

THE SIGNAL BOX, HIGH STREET, UCKFIELD, TN22 1PU

Refused:

WD/2024/2243/F

NEW FOLDING ARM AWNING TO PROVIDE PROTECTION & COMFORT FROM DIRECT
SUNLIGHT INTO THE SHOP FRONT

130 HIGH STREET, UCKFIELD, EAST SUSSEX, TN22 1QR

7.0 TREE PRESERVATION ORDERS

TM/2025/0159/TPO

REDUCE AND RESHAPE CROWN OF TWO OAK TREES BY APPROXIMATELY 2.5M,
THIN UP TO 20% AND REMOVE EPICORMIC GROWTH AND DEADWOOD WITHIN TREE
PRESERVATION ORDER (UCKFIELD) NO 19/5, 1990

32 THE JAYS, UCKFIELD, EAST SUSSEX, TN22 5YG

TM/2025/0161/TPO

REDUCE BRANCHES OF ONE ASH TREE BY UP TO 4M TO SUITABLE GROWTH
POINTS WITHIN TREE PRESERVATION ORDER (UCKFIELD) NO 25/1, 1983

57 FORGE RISE, UCKFIELD, TN22 5BX

TM/2025/0162/TPO

WORK AS PER SCHEDULE WITHIN TREE PRESERVATION ORDER (UCKFIELD) NO 2,
1976

ROCKS PARK CP SCHOOL, LASHBROOKS ROAD, UCKFIELD TN22 2AY

Meeting of the Planning Committee
Monday 14th July 2025

AGENDA ITEM 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 8 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 application was emailed to plans committee members for consideration and a public notice was put up on 1st July 2025.

WD/2025/1436/F 94 TOWER RIDE, UCKFIELD, TN22 1NT

Single storey side and rear wrap-around extension.

WD/2025/1323/F 7 SHELDUCK AVENUE, UCKFIELD, TN22 5JW

Proposed rear conservatory.

4.0 Declaration of Interests

- 4.1 None.

5.0 Comments

- 5.1 The following comments were emailed to Wealden DC Planning, before the deadline.

WD/2025/1436/F 94 TOWER RIDE, UCKFIELD, TN22 1NT

Single storey side and rear wrap-around extension.

Uckfield Town Council support the application on the following grounds:

- A precedent existed as there were similar extensions in the vicinity;
- The extension would be in keeping and would have no adverse effect to the street scene.

One member noted that the site was close to Views Wood, an ancient woodland, and asked that the Planning Officer bear this in mind with relation to possible contamination from surface water run off or soils.

WD/2025/1323/F 7 SHELDUCK AVENUE, UCKFIELD, TN22 5JW

Proposed rear conservatory.

Uckfield Town Council support the application on the following grounds:

- A precedent existed for similar extensions in the vicinity;
- There would be no adverse effect to the street scene.

6.0 Recommendations

- 6.1 It is recommended that members note the report.
Contact Officer: Linda Lewis