



Minutes of the meeting of the Plans Committee held in the Council Chamber,
Civic Centre, Uckfield on Monday 15 July 2024 at 7.00pm

Cllr. J. Love (Chair)
Cllr. K. Bedwell
Cllr. D. Bennett

Cllr. C. Macve (Vice Chair)
Cllr. S. Mayhew

IN ATTENDANCE:

Cllr. D. French
Linda Lewis – Administrative Officer
Minutes taken by Linda Lewis

1.0 DECLARATIONS OF INTEREST

Members and officers were reminded to make any declarations of personal and/or prejudicial interest that they may have in relation to any item on the agenda, but none were forthcoming.

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

None.

3.0 APOLOGIES

Apologies were received from Cllr. P. Ullmann

4.0 MINUTES

4.1 Minutes of the meeting held on 24 June 2024

P11.07.24 It was **RESOLVED** that the minutes of the Plans Committee of the 24 June 2024, be taken as read, confirmed as a correct record and signed by the Chairman.

4.2 Action List

Members noted no change to the action list.

5.0 PLANNING APPLICATIONS

WD/2024/1427/F 1 SHELDUCK AVENUE, UCKFIELD, TN22 5JW

To build a conservatory on the rear of the house.

P12.07.24 It was **RESOLVED** to support the application as there would be no effect to the street scene and no detrimental affect caused to the neighbours, from who no objections had been raised.

WD/2024/1497/F AND WD/2024/1498/LB 46 CHURCH STREET, UCKFIELD, TN22 1BT

Single storey rear extension to semi-detached house and removal of garden office outbuilding.

P13.07.24 It was **RESOLVED** to support the application subject to the works being sympathetic to the building and the WDC Conservation Officer also accepts and approves the proposals put forward.

WD/2024/1347/F 124 FRAMFIELD ROAD, UCKFIELD, TN22 5AU

Vehicular crossover together with provision of parking space to front of property.

P14.07.24 It was **RESOLVED** to support the application with a recommendation to include a condition that the drive must be constructed of a porous surface to alleviate run off, as the area was known to flood.

Members commented that they welcomed the proposal that would remove a vehicle from on road parking in Framfield Road.

WD/2024/1516/AI 77 HIGH STREET, UCKFIELD, EAST SUSSEX, TN22 1AP

2 sets of internally illuminated text and light line to replace existing 1 internally illuminated delivery sign to replace existing take away sign 1 externally illuminated projection sign to replace existing 1 non illuminated hanging roundel to replace existing.

P15.07.24 It was **RESOLVED** to support the application.

Members were pleased to see a business doing well and felt that this showed a confidence in the premise.

WD/2024/1484/F 21C HIGH STREET, UCKFIELD, TN22 1AG

Proposed new kitchen extract for pizza restaurant.

P16.07.24 It was **RESOLVED** to support the application to install the extract vent which, it was presumed, was to comply with health requirements. Members were pleased that the business was thriving and able to invest in this.

No concerns were raised as the extract vent was to the rear of the premises, sufficiently far away from the flats and would expel clean air.

6.0 DECISION NOTICES

Approved:

WD/2024/0841/A

TO DISPLAY CHURCH NAME AND LOGO ON FRONT OF BUILDING
TRIBUNE HOUSE, BELL LANE, BELLBROOK INDUSTRIAL ESTATE, UCKFIELD, TN22
1QL

WD/2023/2193/O

OUTLINE APPLICATION FOR THE DEMOLITION OF EXISTING STRUCTURES AND
THE ERECTION OF UP TO 9 DWELLINGS (WITH ALL MATTERS RESERVED
EXCEPT ACCESS). ACCESS TO BE ACHIEVED FROM LEWES ROAD.

LAND ON THE SOUTH SIDE OF SPRINGFIELD, LEWES ROAD, RIDGEWOOD,
UCKFIELD, TN22 5SL

Response to Town Council: Highway issues have been fully considered by the Highway Authority who raise no objections to the scheme following further work on ensuring sufficient visibility splays can be achieved. Waste services can also be fully supported within the proposed access arrangements. Matters of noise will be addressed at Reserved Matters stage and secured by condition, with a condition also being imposed requiring a Construction Environmental Management Plan to ensure the amenities of existing residents are safeguarded.

WD/2024/0921/RM

RESERVED MATTERS (APPEARANCE, LANDSCAPING AND SCALE) PURSUANT
TO OUTLINE PERMISSION WD/2023/1005/O (OUTLINE APPLICATION FOR THE
ERECTION OF TWO DWELLINGS WITH SITING AND ACCESS CONSIDERED AND
ALL OTHER MATTERS RESERVED)

LAND ADJACENT TO 2 MILL DROVE, UCKFIELD, TN22 5AB

Response to Town Council: The principle of erecting two dwellings on this site has already been accepted following granting of outline planning permission. As such, issues of overdevelopment are not for consideration at the reserved matters stage.

Again, the principle of two dwellings has been established and the site's size and topography dictates two dwellings will have to be semi-detached with a three-storey appearance at the front and a two storey appearance at the rear. The submitted

drawings show levels in relation to the adjacent built form and these are considered to be acceptable.

The appearance of the proposed dwellings would be in keeping with the character of Mill Drove in terms of external materials and overall form. A condition can be added securing details of final materials to be used to ensure a high-quality finish is achieved.

Similarly, concerns over the potential for temporary disruption during the build phase are noted. However, a condition can be imposed requiring details of spoil disposal, as can a condition requiring a Code of Construction Practice. It should also be borne in mind that ESCC Highways has not objected to the outline proposal or this reserved matters application.

WD/2024/0997/MFA

VARIATION OF CONDITIONS 6 & 8 AND REMOVAL OF CONDITION 7 OF WD/2023/0930/MRM (RESERVED MATTERS, APPEARANCE, LANDSCAPING, LAYOUT AND SCALE) PURSUANT TO OUTLINE PERMISSION WD/2020/0410/MAO (OUTLINE PLANNING APPLICATION FOR UP TO 90 RESIDENTIAL DWELLINGS (INCLUDING UP TO 35% AFFORDABLE HOUSING), INTRODUCTION OF STRUCTURAL PLANTING AND LANDSCAPING, INFORMAL PUBLIC OPEN SPACE AND CHILDREN'S PLAY AREA, SURFACE WATER FLOOD MITIGATION, VEHICULAR ACCESS POINT FROM EASTBOURNE ROAD AND ASSOCIATED ANCILLARY WORKS) TO REFER TO UPDATED NATURESPACE DOCUMENTS. LAND OFF EASTBOURNE ROAD, UCKFIELD

WD/2023/3126/F

CHANGE OF USE OF INDUSTRIAL BUILDINGS FROM USE CLASSES E(g) AND B8 TO USE CLASS B2.

6 BOLTON CLOSE, UCKFIELD, TN22 1PH

Members noted the report.

The meeting closed at 7.15pm