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Clerk to the Council: Emma Fulham

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 2017

**Hartfield Parish Council Planning Committee 11th October 2021 9am at Goods Yard House Hartfield.**

**Present: Cllrs Higgins, Eastwood, Beare, Reed and Norman.**

**Absent: Cllr Burnett-Dick.**

**Public: Jonathan Morris CLM.**

**In Attendance: Emma Fulham Clerk to the Council.**

1. To appoint a Chair

Cllr Eastwood was elected unanimously by the Committee.

1. To appoint a Vice chair
Cllr Reed was elected unanimously by the Committee.
2. To accept Apologies for Absence

Cllr Burnett-Dick.

1. To hear members’ declarations of disclosable and pecuniary interests in matters to be discussed.
The Chair reminded Cllrs to declare when necessary.
2. To approve previous minutes as attached.
The minutes were approved and Cllr Beare’s apologies for the last meeting were noted.
3. Matters arising.
None.
4. Correspondence
The response from WDC on the complaint about the Primrose Cottage complaint was noted. It was a disappointing response but the flaw in the process was noted for future reference.
5. To ratify planning decisions (if required)
None.
6. To consider planning applications.

Application No. WD/2021/1494/MAO
Location: LAND AT OLD CROWN FARM, SACKVILLE LANE, HARTFIELD
Description: OUTLINE APPLICATION FOR DEVELOPMENT OF UP TO 12 DWELLINGS, ALL MATTERS EXCEPT ACCESS RESERVED.

**The Parish Council objects to the application due to the following reasons:**

* **This is a green field site in the AONB. The Parish Council understands there is a housing need for small developments to increase housing numbers for small downsizer and starter homes but would prefer brown field sites available within the Parish to develop and this type of development is in the greenfield within the AONB however this site is less visible than the other application planned.**
* **Site access: The access through the existing housing estate is not adequate to cope with 12 more dwellings and associated site traffic and residents and visitors ongoing. This will have a detrimental effect on residents locally and users of the doctors and local businesses. Further work is required by the developer to safely deliver housing access in this location.**
* **Highways Safety: The junction from Sackville Lane onto High Street / Castlefields is on a bend close to width restrictors with another junction to Edenbridge Road making it a highways concern without adding additional housing traffic. Pavements and highways safety needs are a priority for the Parish Council and improvements would be required if any development is to progress.**
* **Parking: By using the housing estate access there are concerns for where displaced parking is expected to go as the local area is already full with on street parking and an existing hazard for pedestrians and road users would be made worse by further parking. There are also safety concerns with further traffic for existing residents. This would require addressing before development was to progress in this location.**
* **The Council would require an offset of land from the developer to off-set any development for amenity provision for further housing as the current recreation space within the Village is at capacity.**
* **Any housing provision should be provided with forward planning and provision for adequate car parking for the future and the housing should be delivered with environmentally planned services to ensure sustainability in the long term.**
* **Utility infrastructure needs focus if a development was to progress as previous developments have created sewage issues for the Village.**

Application No. WD/2021/1493/MAO
Location: LAND WEST OF HARTFIELD SURGERY, SACKVILLE LANE, HARTFIELD
Description: OUTLINE APPLICATION FOR DEVELOPMENT OF UP TO 12 DWELLINGS, ALL MATTERS EXCEPT ACCESS RESERVED.

**The Parish Council strongly objects to the application due to the following reasons:**

* **This is not only a green field site in the AONB but it is also prominent in terms of visibility and the existing development boundary line. The Parish Council objects to the extension outwards into the AONB with this prominent greenfield site when there are brown field sites available within the Parish to develop and this is highly visible and detrimental to the AONB**
* **Site access: The access through the existing car park is not adequate to cope with 12 more dwellings and associated site traffic and residents and visitors ongoing. This will have a detrimental affect on residents locally and users of the doctors and local businesses.**
* **Highways Safety: The junction from Sackville Lane onto High Street / Castlefields is on a bend close to width restrictors with another junction to Edenbridge Road making it a highways concern without adding additional housing traffic.**
* **Parking: By using the CLM car park for access (which is regularly full) there are concerns for where this displaced parking is expected to go as the local area is already full with on street parking and an existing hazard for pedestrians and road users would be made worse by further parking.**
* **By using this field for development the community would lose a field which is well used by the community for fetes and parish events thanks to the Estate’s generosity in the past years and this is central to the continuation of these important community events.**

Application No. WD/2021/2259/FA

Location: LAND AT CHARTNERS FARM, BUTCHERFIELD LANE, HARTFIELD, TN7 4JU

Description: VARIATION OF CONDITION 8 OF WD/2017/1377/F (DEMOLITION OF TWO COTTAGES AND DISUSED AGRICULTURAL BARN AND ERECTION OF 2 NO. NEW DWELLINGS) TO ALLOW FOR THE ERECTION OF EXTERNAL LIGHTING TO PROVIDE SAFETY AND SECURITY TO THE FUTURE RESIDENTS OF THE APPROVED FARMHOUSE.

**The Parish Council supports the application subject to neighbour’s representations.**

Application No. WD/2021/1580/LB

Location: THE GRANGE, CHURCH STREET, HARTFIELD, TN7 4AG

Description: DISMANTLE AND REBUILD EXISTING CHIMNEY STACKS (IN DANGEROUS CONDITION BY STRUCTURAL ENGINEER) USING EXISTING BRICKS AND MORTAR AT 1 PART AND LIME MORTAR TO 3.5 PARTS, LOCAL SAND MIXED WITH SHARP SAND.

**The Parish Council supports the application.**

1. To consider newly submitted applications

None.

1. Wealden District Council Decisions.

Duly noted.

1. Date of next meetings 8th November 2021 9am.

Meeting closed 10:30am.