

## **BEXHILL-ON-SEA TOWN COUNCIL**

To all Members of Bexhill-on-Sea Town Council Planning and Development Advisory Committee  
Cllr Baldry; Cllr Barfoot; Cllr Drayson; Cllr T Fenner; Cllr Norris; Cllr Plim; Cllr Winter

You are summoned to attend a meeting of the  
**PLANNING AND DEVELOPMENT ADVISORY COMMITTEE**  
of **BEXHILL-ON-SEA TOWN COUNCIL**

to be held in the **Council Chamber, Rother District Council Town Hall, London Road, Bexhill-on-Sea**  
on **Wednesday 8<sup>th</sup> February 2023 at 6:00pm** when it is proposed to transact the following business:

*Julie Miller*

Clerk and Responsible Financial Officer

2<sup>nd</sup> February 2023

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Members of the public and press are welcome to attend.

Please note that the proceedings of this meeting may be recorded in line with regulations set out in the Openness of Local Government Bodies Regulations 2014. Members of the public addressing the council but not wishing to be recorded should put this request to the town clerk at the earliest opportunity.

### **AGENDA**

#### **1. PUBLIC PARTICIPATION SESSION**

The period of time designated for public participation at a meeting in accordance with standing order 3(e) shall not exceed 15 minutes unless directed by the chair of the meeting. Subject to standing order 3(f), a member of the public shall not speak for more than 3 minutes. In accordance with standing order 3(e), a question shall not require a response at the meeting nor start a debate on the question. The chair of the meeting may direct that a written or oral response be given. A person shall raise his hand when requesting to speak and stand when speaking (except when a person has a disability or is likely to suffer discomfort). The chair of the meeting may at any time permit a person to be seated when speaking. A person who speaks at a meeting shall direct his comments to the chair of the meeting. Only one person is permitted to speak at a time. If more than one person wants to speak, the chair of the meeting shall direct the order of speaking.

#### **2. TO RECEIVE APOLOGIES FOR ABSENCE**

#### **3. TO RECEIVE DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS**

#### **4. CHAIR'S ANNOUNCEMENTS**

#### **5. MINUTES**

- a) To approve the minutes of the meeting held on
  - i. Wednesday 11<sup>th</sup> January 2023

*(Appendix A)*

#### **6. TO SUSPEND STANDING ORDERS TO ALLOW BECG ON BEHALF OF CHARLES CHURCH TO ADDRESS THE MEETING TO DISCUSS THE SPINDLEWOOD DRIVE CONSULTATION**

#### **7. PLANNING APPLICATIONS**

- a) RR/2022/2590/P BEXHILL (Sidley Ward) DEL 196 Ninfield Road, Bexhill TN39 5DD Retrospective application for the construction of a new driveway to front elevation of property including a sleeper wall, railings and dropped curbs to connect with Ninfield road.
- b) RR/2022/2946/P BEXHILL (Collington Ward) DEL 166 Cooden Drive, Bexhill TN39 3AH Removal of condition 8 imposed on RR/2021/1941/P.
- c) RR/2022/2963/P BEXHILL (St. Marks Ward) DEL Beeches Farmhouse, Sandhurst Lane, Bexhill TN39 4RH Removal of existing modern garage and replacement garage and associated works.
- d) RR/2022/2964/L BEXHILL (St. Marks Ward) DEL Beeches Farmhouse, Sandhurst Lane, Bexhill TN39 4RH Removal of existing modern garage and replacement garage and associated works.
- e) RR/2022/2992/TN BEXHILL (Pebsham & St. Michaels Ward) DEL King Offa Way - Land at, Bexhill TN40 2HH Application to determine whether prior approval is required for a proposed new 5G telecommunications mast on site and additional ancillary equipment cabinets and associated ancillary works.
- f) RR/2022/3006/T BEXHILL (St. Marks Ward) DEL Earlsfield Court, Brooklands Road, Bexhill TN39 4FQ TI Oak - Prune lateral limbs from neighbouring property by 2m whilst removing deadwood from canopy to create appropriate distance from structure.
- g) RR/2022/3018/P BEXHILL (St. Marks Ward) COM Brooklands Road - Land at, Bexhill TN39 Construction of a new 3 storey medical centre with associated landscaping, parking and cycle parking. Proposals also include the construction of 3 light industrial buildings offering flexible business space and a new site entrance from Brooklands Road.
- h) RR/2023/37/T BEXHILL (St. Marks Ward) DEL 48 Wealden Way, Bexhill TN39 4NY T1, T2, T3 and T4 - Oak Trees - Reduce the canopies/height by 6M to improve health
- i) RR/2022/2875/P BEXHILL (St. Marks Ward) DEL Beach Hut 14 West, Herbrand Walk, Bexhill TN39 4TX Retention of beach hut.
- j) RR/2022/2970/P BEXHILL (St. Stephens Ward) DEL 37 Gunters Lane, Bexhill TN39 4EN Relocation of steel garage with addition to continue service as a private domestic garage.
- k) RR/2022/2987/P BEXHILL (Collington Ward) COM 19 Normandale, Bexhill TN39 3LU Two storey domestic extension to the west flank of property.
- l) RR/2022/3007/P BEXHILL (Sackville Ward) DEL 24 Magdalen Road, Bexhill TN40 ISB Erection of extensions and alterations.
- m) RR/2023/122/TN BEXHILL (Old Town & Worsham Ward) DEL Mount Reservoir, St James Avenue, Bexhill TN40 2LW Notification under the Electronic Communications Code Regulations of the intention to install 5G Electronic Communications Apparatus at Mount Reservoir. The replacement of 3 antennas with 6 new antennas and ancillary development thereto.
- n) RR/2023/57/T BEXHILL (St. Marks Ward) DEL 7 Anderida Court, Mansell Close, Bexhill TN39 4XD T181 - Scots Pines - Complete removal is requested to prevent root upheaval and risk to dwellings. T183 - Ornamental Oak - Cut back overhanging branches and reduce by 25%. T141,

T156, T157, T160 - Oaks - Reduce height by 25% and cut back overhanging branches. T83, T84 - Oaks - Reduce height by 25% and cut back overhanging branches.

- o) RR/2022/2845/P BEXHILL (Sackville Ward) DEL 30 St Leonards Road, Bexhill TN40 IHT Replacement of front and rear external doors and installation of security shutter to front of store.
- p) RR/2022/3015/P BEXHILL (Old Town & Worsham Ward) DEL 44 Barrack Road, Bexhill TN40 2AT Demolition of existing outhouse and construction of a single storey extension with veranda
- q) RR/2023/127/T BEXHILL (Pebsham & St. Michaels Ward) DEL 145 Dorset Road, Bexhill TN40 2HU T1- Oak Tree - Pollard tree to even growth, balance tree and prevent damage to dwelling.
- r) RR/2023/45/P BEXHILL (Central Ward) DEL HSBC, 2 Devonshire Road, Bexhill TN40 IAT Removal of external ATM to be replaced with a window to match the existing together with reinstatement of plinth and railings; Removal of all signage and marketing from building; infill letter box on the East Elevation.
- s) RR/2023/48/P BEXHILL (Pebsham & St. Michaels Ward) DEL 142 Pebsham Lane, Bexhill TN40 2RY Erection of replacement single detached dwelling.
- t) RR/2022/2940/P BEXHILL (Sackville Ward) DEL Dodson Garages, Unit I, Bolebrook Road, Bexhill TN40 IEN Change of use class from B8 (self storage) to class E (Health and Leisure).
- u) RR/2022/3019/P BEXHILL (Old Town & Worsham Ward) DEL 70 St Peters Crescent, Bexhill TN40 2EJ Erection of single storey rear extension.
- v) RR/2023/142/T BEXHILL (St. Marks Ward) DEL 14 Coverdale Avenue, Bexhill TN39 4TY T6 - Oak - Reduction and reshaping of the crown to a height of approximately 9m and the removal of all secondary and epicormic growth.
- w) RR/2023/29/P BEXHILL (Kewhurst Ward) DEL 8 Chandler Road, Bexhill TN39 3QN PLWKLIST (ODB 767) Page 3 of 6 Alterations to elevations to include reinstated, altered & new fenestration; Alterations to existing roof including a new dormer and raised valley.
- x) RR/2023/39/P BEXHILL (St.Stephens Ward) DEL 11 Woodsgate Park, San Rocco, Bexhill TN39 4AP Proposed erection of a single storey rear extension and front porch Extension; Removal of existing attached garage to be replaced with new garage; Remove pebble dash wall surface (external) to smooth render.
- y) RR/2023/84/P BEXHILL (Sidley Ward) DEL 20 Mayo Lane, Bexhill TN39 5EA Erection of a single storey side extension and single storey rear extension.

## **8. PLANNING DECISIONS BY ROTHER DISTRICT COUNCIL**

- a) BEXHILL RR/2022/1108/P M C Mechanics Yard, Sandhurst Lane, Bexhill Reserved matters relating to access, appearance, landscaping, layout and scale; hard landscaping; soft landscaping; boundary details; materials pursuant to outline planning permission RR/2019/1782/P for the proposed change of use of existing yard (B2 - C3) Approval of Reserved Matters granted subject to conditions Date Issued: 06-Jan-2023

- b) BEXHILL RR/2022/2296/P 10 Summer Hill Road, Bexhill Proposed rear single storey extension and loft conversion. Planning Permission granted subject to conditions Date Issued: 09-Jan-2023
- c) BEXHILL RR/2022/2452/P Sovereign View Caravan Site, Barnhorn Road, Bexhill Extension of holiday caravan site open season. Planning Permission granted subject to conditions Date Issued: 06-Jan-2023 BEXHILL RR/2022/2484/P 2 Westville Road, Flat 2, Bexhill Erection of conservatory to rear of flat and erection of detached double garage. Planning Permission granted subject to conditions Date Issued: 04-Jan-2023
- d) BEXHILL RR/2022/2600/P 63 Barnhorn Road, Silverbirches, Bexhill Erection of fence on front boundary (retrospective.) Planning Permission refused Date Issued: 04-Jan-2023 BEXHILL RR/2022/2685/P Manor Barn, The Workshop, Ninfield Road, Bexhill Conversion of ancillary workshop building to a two bedroom residential dwelling with associated external works. Including the demolition of the existing store room and construction of a new single storey extension. Planning Permission granted subject to conditions Date Issued: 06-Jan-2023
- e) BEXHILL RR/2022/1862/P 4 Western Road, Bexhill Change of use of the ground floor to cafe/restaurant with opening hours of 9am-11pm Monday to Saturday. Planning Permission granted subject to conditions Date Issued: 16-Jan-2023
- f) BEXHILL RR/2022/2729/P 15 Ringwood Road, Bexhill Proposed erection of 1x single storey studio dwelling to match the existing building. Planning Permission refused ODB461 Page 1 of 4 Date Issued: 11-Jan-2023
- g) BEXHILL RR/2022/2742/P 19 Carlton Court, Knole Road, Bexhill Fit new draft seals, sashes and install slim lined heritage double glazing to 2x windows on the front elevation of property. Application Withdrawn Date Issued: 16-Jan-2023
- h) BEXHILL RR/2022/2743/L 19 Carlton Court, Knole Road, Bexhill Fit new draft seals, sashes and install slim lined heritage double glazing to 2x windows on the front elevation of property. Application Withdrawn Date Issued: 16-Jan-2023
- i) BEXHILL RR/2022/2732/P 26 & 26A Collington Avenue, Bexhill Variation of Condition 2 imposed on RR/2022/331/P in relation to original permission RR/2020/468/P to replace the bay windows at the rear of property with Juliette doors (obscured glass); fit obscured glass to windows on the side elevations. Planning Permission granted subject to conditions Date Issued: 20-Jan-2023
- j) BEXHILL RR/2022/2878/P 71 Cantelupe Road, GFF, Bexhill Erection of single storey extension to form specialist bathroom for disabled occupant and alterations to driveway to improve disabled access. Application Withdrawn Date Issued: 19-Jan-2023
- k) BEXHILL RR/2022/1506/P 5 Hazelwood Close, Bexhill Single storey rear extension. Application Withdrawn Date Issued: 24-Jan-2023
- l) BEXHILL RR/2022/1873/P Pipzedene Kennels - Land Opposite , Freezeland Lane, Bexhill Relocation of existing access. Planning Permission granted subject to conditions Date Issued: 30-Jan-2023
- m) BEXHILL RR/2022/2631/P 3 Peartree Lane, Walters, Bexhill Proposed separation of single commercial unit to two self-contained units (returned to historic layout); remove and infill

glazed window and replace with render to match existing. Planning Permission granted subject to conditions Date Issued: 30-Jan-2023

- n) BEXHILL RR/2022/2714/P 56 Magdalen Road, Bexhill Demolition of rear extension and conservatory and erection of rear single storey extension. Planning Permission granted subject to conditions Date Issued: 24-Jan-2023
- o) BEXHILL RR/2022/2715/P 15 Byworth Close, Bexhill Erection of extensions, new detached garage building and alterations including conversion of existing garage to habitable room. Planning Permission granted subject to conditions Date Issued: 26-Jan-2023

## **9. COMMITTEE ACTIONS**

- a) To receive update on planning enforcement issues at 89 London Road.
- b) To note no further responses for meeting with Bovis Homes to be rearranged.
- c) To note no further responses from David Wilson Homes.
- d) To note awaiting response from Park Lane group
- e) To note RDC have requested meeting with Clerk to discuss question raised about planning officers attending town council meetings.
- f) To note response from RDC regarding asset transfer of beach huts.

## **10. CORRESPONDENCE** (circulated prior to the meeting)

- a) Rother District Council planning update January 2023
- b) 5G Base Station pre-consultation letter

## **11. QUESTIONS FROM COUNCILLORS**

- a) To note answers to questions from the last meeting.  
There were none.
- b) To receive questions and future agenda items  
*Questions shall be recorded in the minutes and responded to at the next meeting or before.*

## **12. NEXT MEETING – 21<sup>ST</sup> FEBRUARY 2023**