



# Battle Town Council



Minutes of the **PLANNING & TRANSPORT COMMITTEE** held on  
**TUESDAY, 13<sup>th</sup> JULY 2021 at 7.30pm at The Emmanuel Centre, Harrier Lane, Battle**

**Present:** Cllrs M Howell (Chairman), A Brown, V Cook, G Favell, J Gyngell, A Russell.

**In attendance:** Mr B Marks (Footpaths Advisor), C Harris (Town Clerk).

**Public Question Time** - None

**1. Apologies for absence:** Cllr C Davies, D Wheeler.

**2. Disclosure of interest:** Cllr Cook disclosed a personal interest in item 14 RR/2021/812/P and Cllr Russell disclosed a personal interest in item 14 RR/2021/827/P and RR/2021/828/P.

**3. Minutes of the previous meetings of 11<sup>th</sup> May and 8<sup>th</sup> June 2021** were approved and duly signed by Cllr Howell.

**4. Neighbourhood Plan Implementation, Monitoring & Review sub Committee**

- Donna Moles of Moles Consultancy was welcomed to the meeting, via Zoom. She highlighted the **key points of the process to Referendum** and, if successful, the Plan being “Made” by Rother District Council(RDC). This would then inform applications for the Battle area. Ms Moles confirmed that there is no statutory requirement for an Implementation, Monitoring & Review sub Committee but suggested that this would be beneficial and explained reasons for this. Ms Moles responded to questions raised.
- It was agreed to postpone agreement of the **Terms of Reference** to the next meeting.

**5. Clerk’s report**

The recent visit by a Traveller had prompted further concerns at the damage caused to the wildlife meadow at **Caldbec Hill**. Firm figures for the installation of a chestnut fence are still awaited from East Sussex County Council(ESCC). Cllr Gyngell highlighted the recent Wild About Battle AGM that had indicated a willingness to assist with protection measures at Caldbeck Hill. A request for the double yellow road lines to be extended to fill the existing gap was made. The Clerk was asked to add a discussion of double yellow road markings at Caldbeck Hill to the Full Council agenda and to clarify with ESCC the reason for the existing gap.

**6. Correspondence and Communications**

- Decisions received:**

**Approved:**

**RR/2020/2287/P                      82 High Street, The Flat, TN33 0AQ**

Change of Use from Office Use B1 (a) to Dwelling House C3.

**RR/2021/500/P                      10 Claverham Way, Battle TN33 0JE**

Proposed loft conversion with rear dormer.

- Confirmation of an **offer of grant for the Neighbourhood Plan** for up to £5,526 had been received.
- A request for **use of the Abbey Green** by an independent group to promote a Yes vote for the Neighbourhood Plan will be discussed by the Environment Committee. It was noted that all community groups may request use of the Green.
- Notification of an Appeal** against an enforcement notice for alleged change of use from agriculture to residential and operational development at **Big Wood, land to the east of**

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**London Road** was noted.

- Information had been received from RDC advising that no benefits of the **Neighbourhood Plan** should be included in the proposed leaflet publication. The Clerk was asked to clarify this with Cllr Vine-Hall if necessary.
- A report from **Community Rail Network** on Encouraging and Enabling Modal Shift had been circulated to Members, as attached.

## **7. Battle Civil Parish Neighbourhood Plan Steering Group**

Members noted that RDC had agreed to put the Battle CP NP to Referendum on 16<sup>th</sup> September 2021 (with Burwash) and a meeting to 'make' the Plan has been set, subject to successful Referendum, on 18<sup>th</sup> October 2021.

The resignation of the Deputy Town Clerk / Town Development Officer was noted in relation to the work with the Steering Group and Editorial Board.

## **8. Cycling & Walking Working Group**

There was no report.

## **9. Footpath matters**

Members noted a response from British Gypsum repeating that their material is unsuitable for use in **surface hardening of footpaths**. The Clerk had responded that there had been an understanding that an alternative method of contribution might be available but no further communication had been received. The footpath hardening, as previously agreed, had commenced on **footpath(fp)82**. The landowner for **fp41** has been chased for permission to carry out improvement works.

Mr Marks, **Footpath Advisor** reiterated the disappointment news from **British Gypsum**. He highlighted the need for warning signs of works being undertaken at FP82 to prevent users being unable to proceed due to construction equipment. The FA reported that a design for **new signs** had been approved by ESCC and requested that Council consider these via email to allow for purchase. The Clerk was asked to circulate for comment.

Mr Marks was thanked for all his endeavours with British Gypsum.

## **10. Bus shelters**

- The Clerk reported that no contractor had been interested in rebuilding the collapsed bus shelter at **Battle Gates**. Designs and costs had been circulated to Members. It was agreed that Grounds staff remove the collapsed shelter to examine the condition of the existing concrete base.
- **Developers at Lillybank and North Trade Road** had contacted the Council for approval of a bus shelter design. It was noted that, if approved, Council would be responsible for the ongoing maintenance of the structures. Members agreed that the Eaton from Littlethorpe, with toughened glazing at each side, be purchased as the replacement ongoing style for all new bus shelters. In addition, developers should be asked for 20% of the purchase cost as contribution towards ongoing inspection and repairs.

## **11. Minutes and updates from the 1066 Line Steering Group**

Documents had been circulated and noted as attached:

- 1066 Hastings to Tonbridge Line Steering Group of 21<sup>st</sup> June 2021
- 1066 Line SER Marketing update

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- 1066 Line Action Plan Progress June 2021

## 12. CPRE, the Countryside Charity

Corporate Membership was agreed at a cost of £3 per month.

## 13. Action Plans

Noted, as attached.

- **Book training courses** – training opportunities had been circulated to Members and booked as requested.
- **To review steps to ramp project – identify costs** - the Clerk confirmed that this is ongoing.

## 14. To consider applications received to date

ADDITIONAL INFORMATION / AMENDED PLANS AND/OR DESCRIPTION

[RR/2021/182/P](#)

**Watch Oak House - Land adjacent to, Chain Lane, Battle TN33 0HG**

Approval of reserved matters relating to appearance, layout and scale pursuant to outline permission RR/2019/158/P for the erection of 3 dwellings (proposed revisions relating to plot 1).

**Comment:** Members had been consulted by email and a comment of no objection to the amended plan, subject to the provision for the drainage being addressed had been submitted.

Cllrs Russell and Gyngell recorded their opposition to this amended application.

[RR/2021/705/P](#) &

**Beech Farmhouse, Beech Farm Lane, Battle TN33 0LL**

[RR/2021/706/L](#)

Single storey extension and associated works.

**Comment:** By a majority, there was no objection to this.

[RR/2021/716/P](#)

**23A North Trade Road, Battle, TN33 0HS**

Single storey rear extension and patio to rear.

**Comment:** No objection to this.

[RR/2021/743/P](#)

**41 Starrs Mead, Battle TN33 0UG**

Proposed rear extension to existing garage forming home office and internal alterations to ground floor.

**Comment:** Members had been consulted by email and a comment of no objection had been submitted.

[RR/2021/746/P](#)

**30 Frederick Thatcher Place, North Trade Road, Battle TN33 0HW**

Removal of existing white timber window/door frames and replacement with white PVCu frames and black composite door

**Comment:** No objection to this.

[RR/2021/761/P](#)

**Mill View, Netherfield Hill, Netherfield, Battle TN33 0LH**

Proposed single storey extension and alterations.

**Comment:** By a majority, there was no objection to this.

*Cllr Cook repeated her personal interest in this application and took no part in the discussion.*

[RR/2021/812/P](#)

**45 Wellington Gardens, Battle TN33 0HD**

Erection of rear extension and alterations including external material changes.

**Comment:** By a majority, there was no objection to this.

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## [RR/2021/817/P](#)

### **17 Marley Close, Battle TN33 0DH**

Proposed alterations and improvements to existing single storey rear projection including raising of roof and changes to windows

**Comment:** No objection to this.

## [RR/2021/826/P](#)

### **28 Wellington Gardens, Battle TN33 0HD**

Erect single storey wraparound extension and alterations including construction of rear veranda.

**Comment:** By a majority, there was no objection to this.

*Cllr Russell repeated his personal interest in this application and took no part in the discussion.*

## [RR/2021/827/P](#)

### **High Views - Land at, Loose Farm Lane, Battle TN33 0TG**

Change of use of land to a 1 pitch traveller site comprising the siting of 1 mobile home, 1 touring caravans, and erection of 1 dayroom/utility building, and the erection of stables building

**Comment:** Members highlighted that this application is outside of the current and proposed development boundary, would cause harm to the appearance and character of the rural area and that the District Council meets the requirement for 6 permanent pitches under policies GYP1 and BEX3. It was unanimous in its refusal of this application.

## [RR/2021/828/P](#)

### **High Views - Land at, Loose Farm Lane, Battle TN33 0TG**

Change of use of land to a 1 pitch traveller site comprising the siting of 1 mobile home, 1 touring caravans, and erection of 1 dayroom/utility building

**Comment:** Members highlighted that this application is outside of the current and proposed development boundary, would cause harm to the appearance and character of the rural area and that the District Council meets the requirement for 6 permanent pitches under policies GYP1 and BEX3. It was unanimous in its refusal of this application.

## [RR/2021/838/P](#)

### **Kerry Cottage, Netherfield Road, Netherfield Battle TN33 9PR**

Proposed removal of existing Conservatory to the front and part side elevation and construction of a single storey front and part side extension to create a Garden Room with balcony over. Removal of bedroom window and replacement with doors to balcony. Proposed extension to front porch. Proposed single storey side extension to form utility room and open porch. Replacement of white weatherboarding with white Marley Eternit Cedral board to first floor elevations. Proposed side extension to existing garage to form a carport.

**Comment:** No objection to this.

## [RR/2021/858/P](#)

### **110 Hastings Road, Battle TN33 0TQ**

Change of external materials to dwelling and garage to Grey Cedral weatherboard at upper levels. New rendered frontage wall and gates for privacy and security.

**Comment:** Members noted that this application does not comply with the High Weald Design Code policy DG4 in relation to low walls or the Battle Design Guidelines policy HD4 as it is not in keeping with the vernacular of the road. It therefore unanimously opposed this application. Members asked that, if the Planning Authority was minded to approve the application, a condition be set that the garage cladding be in white.

## [RR/2021/902/P](#)

### **Hillside, Netherfield Hill, Netherfield, Battle, TN33 0LH**

Single Bay Oak Framed Garage

**Comment:** No objection to this.

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[RR/2021/962/P](#)

**104 Darvel Down, Netherfield, Battle TN33 9QF**

First floor extension over existing utility room to form bedroom & bathroom.

**Comment:** No objection to this.

For information only -

[RR/2021/1494/TN](#)

**North Trade Road (opposite junction for Tollgates), Battle TN33 0HS**

Install street cabinets to bring Ultrafast (up to 1G bps) fibre-to-the premises (FTTP).

[RR/2021/1603/T](#)

**10 Netherfield Way, Saffron Lodge, Battle TN33 9PZ**

Copper Beech (T1) Reduce by 3 linear metres with a 15% thin.

**Comment:** Members felt that there is no justification for the work and therefore agreed unanimously that this should be refused.

For information only -

[RR/2021/1628/TN](#)

**Telham Water Tower, Hastings Road, Battle TN33 0SH**

Install telecommunications apparatus.

## 15. Finance

- The **Budget Report at 31<sup>st</sup> May 2021** was noted as attached.
- There had been no **Post Covid-19 Recovery Grant** applications.

## 16. Matters for information / future agenda items

A report that cleaning of markings and repairs to the surface at the **overflow car park** was required.

- Implementation, Monitoring & Review sub Committee Terms of Reference.
- Caldbec Hill chestnut fencing

## 17. Date of next meeting: 10<sup>th</sup> August 2021

*Footpaths Advisor left the meeting.*

## EXCLUSION OF THE PUBLIC AND PRESS

For the consideration of sensitive information it is recommended that the press and public be excluded in accordance with the Public Bodies (Admissions to Meetings) Act 1960 (1)(2) for the following item.

## 18. Confidential item

**The updated enforcement list as at 5<sup>th</sup> July 2021 was noted.**

There being no further business, the meeting closed at 9.26pm.

**Cllr M Howell**  
**Chairman**