

## WARBLETON PARISH COUNCIL

**Members of the Planning & Development Committee  
are summoned to attend a meeting on Tuesday 1 April 2025  
to be held at Bodle Street Green Village Hall 6.30pm**

Signed: *Jeanne E Peterson*  
Clerk to Warbleton Parish Council

26 March 2025

### AGENDA

1. **Election of a Vice-Chair to the Planning Committee to oversee the business of the meeting in the absence of the Chair – Resolution required**
2. **Attendance and apologies for absence – Resolution required to note apologies**
3. **Declarations of Interest**
4. **Minutes: Resolution required 4.1**
  - 4.1. Minutes of the Planning & Development Committee meeting held on 18 February 2025 (the 11 March 2025 meeting was postponed).
  - 4.2. Matters arising from the minutes not covered on the agenda
5. **Public Participation**
  - 5.1. Up to fifteen minutes will be available for the public to make representations, answer questions or give evidence in respect of any items of business included in the agenda
6. **Planning Applications: Resolutions required on responses to each application**
  - 6.1 **WD/2025/0490/F Downs Farm, Padgham Lane, Dallington TN21 9NS**  
Demolition of existing bungalow and associated outbuildings and replacement with dwelling and detached garage. Change of use of adjoining land to residential to facilitate installation of solar panel array.  
Link to documents: <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0490/F>
  - 6.2 **WD/2025/0647/F & WD/2025/0646/LB Little Bucksteep, Churches Green Lane, Churches Green TN21 9NX**  
Conversion and rebuilding of outbuildings  
Link to documents: <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0647/F>
  - 6.3 **WD/2025/0614/F & WD/2025/0613/LB Little Bucksteep, Churches Green Lane, Churches Green TN21 9NX**  
Rebuilding of garden walls  
Link to documents: <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0614/F>
7. **Agricultural Determination Applications, Change of Use & Lawful Development Building Applications: None**
8. **Planning Appeals : To note**
  - 8.1 **WD/2024/0938/F/ The Lodge, Attwood Farm, Bodle Street Green BN27 4RA**  
Proposed single storey extension  
Appeal Reference: App/C1435/D/24/3347562  
Appeal Decision: **Allowed**

- 8.2 **WD/2025/0552/BGP Durrants Farm, Cowbeech Road, Rushlake Green TN21 9QB**  
Application to discharge biodiversity gain plan condition attached to WD/2024/2556/F  
Click the link below to view application details on the Planning Website  
<https://planning.wealden.gov.uk/Planning/Display/WD/2025/0552/BGP>

9. **Decision Notices: To Note**

- 9.1 **WD/2025/0043/LDE Summertree Farm, White Horse Road, Bodle Street Green BN27 4QT**  
Application for a certificate of existing lawful use/development relating to construction of a horse walker, change of use of horse walker building to a workshop for the maintenance of motor vehicles, replacement of a mobile home with a residential building, construction of sand school, erection of agricultural building, enlargement of sheep yard and change of use to indoor riding school and change of use from agriculture to a mixed use of agriculture and equestrian use - **Issued**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0043/LDE>
- 9.2 **WD/2024/2446/F Rivermead Nurseries, Clappers Lane, Vines Cross TN21 9HB**  
To change the use of a horticultural log cabin storage unit to a studio holiday let – **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2024/2446/F>
- 9.3 **WD/2025/0067/F The Dacha, White Horse Road, Bodle Street Green BN27 4RA**  
Proposed extension and relocation of home office - **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0067/F>
- 9.4 **WD/2024/2942/F Iwood Place, Iwood Lane, Warbleton TN21 9QS**  
Conversion of existing hay barn into annexe to provide staff accommodation to the main dwelling – **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2024/2942/F>
- 9.5 **WD/2024/2816/F White Cottage, Tilley Lane, Boreham Street BN27 4UX**  
Demolition of existing 4 bedroom dwelling and construction of new 4 bedroom replacement dwelling – **Refused**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2024/2816/F>
- 9.6 **WD/2025/0233/F Holly Cottage, White Birch Lane, Warbleton TN21 9BG**  
Proposed single storey rear extension with internal alterations. 2 x rooflight windows to north elevation - **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2025/0233/F>
- 9.7 **WD/2024/2801/F Watermill Cottage, North Road, Bodle Street Green BN27 4RH**  
Proposed siting of two shepherds huts for use as holiday lets - **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2024/2801/F>
- 9.8 **WD/2024/2691/F Land to south-west of Bramble Cottage, Chapmans Town Road, Chapmans Town TN21 9PS**  
Proposed change of use from equestrian to holiday let – **Approved**  
A copy of the Council's Decision Notice, along with the officer report, can be viewed online at <https://planning.wealden.gov.uk/Planning/Display/WD/2024/2691/F>

- 10. Tree Works to be Carried out / TPO Applications / New TPOs**
- 11. Focus/Cluster Group Update if available**
- 12. To Review any Trees or Hedges in the Parish that are a concern to Public Safety**
- 13. Late Planning Applications**  
Consideration of any applications or decision notices received after the publication of this agenda that cannot be carried over until the next Planning Committee Meeting.
- 14. Exclusion of press and public: resolution required 14.1**
  - 14.1 To consider whether to exclude the Press and Public from the meeting during consideration of the following items 13.2 pursuant to Section 1(2) of the Public Bodies (Admission to Meetings) Act 1960, on the grounds that publicity would be prejudicial to the public interest by reasons of the exempt nature of the business to be transacted due to legal and confidential considerations.
  - 14.2 To consider the Council's legal position regarding the ownership of forefront car park at Osborne House and adjacent land areas regarding Highways boundary demarcation.
- 15. Date of Next Meeting - Tuesday 22 April 2025 6.30pm at Bodle Street Green Village Hall**