

Rother District Council

Report to: Planning Committee

Date: 20 July 2023

Title: Appeals

Report of: Ben Hook, Director – Place and Climate Change

Ward(s): All

Purpose of Report: To update the Planning Committee

Officer Recommendation(s): It be **RESOLVED:** That the report be noted.

APPEALS LODGED

RR/2022/813/P ASHBURNHAM: The White Cottage - Land opposite, Brownbread Street, Ashburnham
Retention of pond and associated earth works. Retention of hardstand next to pond and summer house. (Retrospective) New planting of indigenous species throughout the site.
Mr R. Williams

RR/2022/2226/L ASHBURNHAM: Brays Hill Farm House, Brays Hill, Ashburnham
Erection of rear extension incorporating internal alterations to a previously approved and extant permission.
Mrs Fay Merrick

RR/2022/2225/P ASHBURNHAM: Brays Hill Farm House, Brays Hill, Ashburnham
Erection of rear extension incorporating internal alterations to a previously approved and extant permission.
Mrs Fay Merrick

RR/2021/1707/L BATTLE: Whispers Cottage, Battle Hill, Battle
Proposed replacement windows and door.
Lydia Crouch

RR/2022/2191/P BECKLEY: Land at Watermill Lane, Beckley
Outline application for the proposed erection of a single dwelling (all matters reserved other than site access).
Mr W.J.R. Banister

RR/2023/560/FN BECKLEY: The Cottage In The Wood - Land adjacent to, Hobbs Lane, Beckley

Agricultural Building to be used for storage of machinery, tools, feed and general farming materials. The building will also have space for a farm office and workshop.
Ms E. Nicholson

- RR/2023/37/T BEXHILL: 48 Wealden Way, Bexhill
T1, T2, T3 and T4 - Oak Trees - Reduce the canopies/height by 6M to improve health of the tree and to prevent potential risk to neighbouring dwelling.
Mr Stephen Ashley
- RR/2022/1639/P BEXHILL: 23a Western Road, Bexhill
Proposed replacement windows
Miss N. Tidd and Mrs S. Ingamells
- RR/2023/383/P BEXHILL: Flat 2, 31 Eversley Road, Bexhill
Erection of balustrade to flat roof of ground floor bay window.
Mr Cheatley
- RR/2022/2992/TN BEXHILL: King Offa Way - Land at, Bexhill
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.
Dot Surveying Ltd
- RR/2022/2056/P CAMBER: Dear Octopus, Farm Lane, Camber
Erection of a single dwellinghouse.
Mr Spicer
- RR/2022/2058/P CROWHURST: The Farmhouse, Lower Hill Farm, The Granary, Watermill Lane, Crowhurst
Conversion of an agricultural and commercial storage building to create a detached dwelling with car parking provision - resubmission of RR/2021/2074/P
Mr P. Coleman
- RR/2023/114/P EWHURST: 1 Forge Lane, Hillcrest, Staplecross, Ewhurst
Creation of new two-storey extension and porch to property.
Mr Jon Greenman
- RR/2022/2596/P EWHURST: Handsel Lodge, Junction Road, Ewhurst
Change of use of redundant building to dwellinghouse along with associated works, gardens and parking. Use of existing access.
Mr and Mrs R. Hines
- RR/2023/186/P ICKLESHAM: Bredeside, Sea Road, Winchelsea Beach, Icklesham
Erection of oak gates (retrospective).
Mr Steve Powell

RR/2023/183/P	PETT: Amos Sunview, Marsham Brook Lane, Pett Variation of Conditions 6 and 7 imposed on previously approved scheme RR/2017/2197/P to allow permanent residential use of the wooden lodge holiday home. Mrs Kathleen Amos
RR/2022/386/P	RYE: 98 High Street, The George in Rye Hotel, Rye Retention of external colour scheme to front and side elevations. (Retrospective) The George on High Ltd
RR/2022/387/L	RYE: 98 High Street, The George in Rye Hotel, Rye Retention of external colour scheme to front and side elevations. (Retrospective) The George on High Ltd
RR/2023/53/L	SALEHRST/RBRDGE: 20 High Street, Salehurst/ Robertsbridge Rear extension and internal alterations to first floor. Mr Nigel Dumbell
RR/2023/52/P	SALEHRST/RBRDGE: 20 High Street, Salehurst/ Robertsbridge Rear extension and internal alterations to first floor. Mr Nigel Dumbell
RR/2022/2886/P	TICEHURST: Land adjacent to Seacox Cockers, The Mount, Flimwell, Ticehurst Erection of a pair of Semi-Detached Dwellings, together with parking, new access and landscaping. Mr J. Waller
RR/2023/300/FN	WESTFIELD: Crowham Manor Farm - Land to the East, Main Road, Westfield Application to determine if prior approval is required for the reconstruction of a pole barn. Mrs Caroline Mason (nee Norris)
RR/2023/198/FN	WESTFIELD: Crowham Manor Farm, Main Road, Westfield Alteration to existing barn. Mrs Caroline Mason (nee Norris)
RR/2023/301/FN	WESTFIELD. Crowham Manor Farm - Land to the West, Main Road, Westfield Application to determine if prior approval is required for the erection of a dutch Barn. Mrs Caroline Mason (nee Norris)
RR/2021/1490/P	WESTFIELD: Little Down Farm, Main Road, Westfield Laying of recycled crush surface associated with the change of use from agriculture to a use for the storage and processing of timber. Mr J. Baker

APPEALS STARTED

- RR/2021/3035/P BATTLE: Battle Golf Clubhouse, Netherfield Hill, Netherfield, Battle
Change of use of redundant golf clubhouse, together with minor extensions, to form a single residential dwelling, including parking and associated landscape works.
Mr David Bull
- RR/2022/2020/P BEXHILL: 13 Marina Arcade, Bexhill
Variation of Conditions(s) 4, 5 & 6 imposed on RR/2015/1136/P for conversion of self contained holiday let to permanent residence
Mr Simon Callagan
- RR/2022/963/P BREDE: Old Manor House - land to the South of, Udimore Road, Broad Oak, Brede
Outline: Erection of 20 dwellings and associated parking.
Redwood Land Investment Ltd
- RR/2022/2187/PN3 TICEHURST: The Hay Barn, Downash Farm, Rosemary Lane, Ticehurst
Application to determine if prior approval is required to change the use of an agricultural building for the purpose of hotel use and holiday accommodation (commercial - Class C1 under the Class R).
Nicola Roberts

APPEALS PENDING

- RR/2022/1296/P ASHBURNHAM: Honeyland, Honey Lane, Ashburnham
Erection of replacement barn for agricultural use.
Mr Allan Chamberlain
- RR/2022/2492/P BATTLE: Paygate, Whatlington Road, Battle
Erection of extension and internal alterations.
Mr & Mrs A.J. Gerken
- RR/2022/1661/P BATTLE: 19 Oakhurst Road, Fairlight, Battle
Erection of wraparound extension and alterations, including new lower ground floor and improved off road parking area.
Mr & Mrs D. Hendon
- RR/2022/240/P BATTLE: Battle Great Barn - land adj, Marley Lane, Battle
Erection of new dwelling.
Mr Neil Mortimer
- RR/2022/2472/P BATTLE: 72a High Street, Battle
Change of use from office to residential, proposing a new three- bed maisonette.
Mr M. Law

RR/2021/2447/P	BATTLE: Marley Lane - Land at, Battle Construction of single detached two storey chalet dwelling with associated access. Mr & Mrs Joe Thompsett
RR/2021/3049/P	BEXHILL: 14 Cranfield Road, The Garage, Bexhill Proposed demolition of existing detached garage and construction of self-contained flat, vehicular parking and courtyard garden area. Mr Gary Lakin
RR/2022/1353/P	BEXHILL: The Little House, Worsham Lane, Bexhill Proposed extension to dwelling involving the removal of several outbuildings. Mr N. Rowe
RR/2022/2089/P	BODIAM: Ellen Archers, Castle Hill, Bodiam First floor extension to modern garage building to form home office and lift access. Mr & Mrs Michael Rafferty
RR/2021/1609/P	BODIAM: Bodiam Business Centre - Land at, Junction Road, Bodiam Erection of 4 No. 3-bedroom terraced dwellings together with associated car parking and landscaping. Park Lane Homes (South East) Ltd
RR/2022/539/P	BREDE: Broad Oak Meadow - Land at, Chitcombe Road, Brede Erection of five dwellings (2 x 4 bedroom and 3 x 3 bedroom), with new access, parking and landscaping. BW Homes
RR/2022/1315/P	BREDE: Sant Roc, Cackle Street, Brede Demolition of existing dwelling and outbuilding. Erection of three terraced dwellings. Hawkins & Hawkins
RR/2022/814/P	BREDE: St Elmo, Cackle Street, Brede Erection of single storey rear extension & front porch. Mr & Mrs T. Quinn
RR/2022/1244/O	BREDE: The Platts - Land Opposite, Chitcombe Road, Brede Certificate of lawfulness for the existing use of rebuilding a pre-existing horse stables. Mr Jake Angol
RR/2020/70/P	BREDE: Barns Site, Steeplands - Land Adjacent to, Pottery Lane, Brede Erection of 4-bedroom detached dwelling and detached garage. Mrs A. Patel

RR/2021/2509/P	<p>BRIGHTLING: Little Worge Farm, Brightling Demolition of part of agricultural barn and erection of a holiday cottage. Brightling Properties</p>
RR/2022/1337/P	<p>BURWASH: British Red Cross Society Centre, Highfields, Burwash Demolition of an existing building and erection of dwelling with associated parking and landscaping. Matrix Claims Services Ltd</p>
RR/2020/558/P	<p>CAMBER: Car Park Central, Old Lydd Road, Camber Demolition of the beach locks up and replace with boutique hotel including 'Dunes Bar' restaurant at first floor level (relocated from Old Lydd Road). New visitors centre and landscaping. Existing car parking spaces relocated to the overflow. Mr Jimmy Hyatt</p>
RR/2022/2059/P	<p>CROWHURST: St Benedicts Byre, Catsfield Road, Crowhurst Proposed detached building to be used as ancillary overspill/annexe accommodation for members of the owners of St Benedicts Byre's family (alternative to garage building approved under extant planning permission RR/2022/1236/P) Mr and Mrs A. Brodrick-Ward</p>
RR/2022/461/P	<p>DALLINGTON: Prospect House - Land Opposite, Woods Corner, Dallington Proposed new dwelling & associated parking. Woods Corner No.2 Ltd</p>
RR/2021/2992/P	<p>DALLINGTON: Haselden Farm, Battle Road, Dallington Change of use of stables to residential annexe, and installation of sewage treatment plant (Retrospective). Mr and Mrs Richard and Dianne Mower</p>
RR/2021/2615/P	<p>ETCHINGHAM: Church Hill - Land Lying to East of, Church Lane, Etchingam Change of use from agricultural to dog walking field. Miss Katie Cruttenden</p>
RR/2022/746/P	<p>EWHURST: 1 Forge Close, Bridle End, Staplecross, Ewhurst Proposed extensions and alterations, loft improvements with new dormers, and addition of entrance porch. Mr and Mrs C. Stevens</p>
RR/2022/37/P	<p>GUESTLING: Milward Gardens - Land adjacent to, Winchelsea Road, Guestling Outline: Erection of 4 No. bedroom detached house. BBG Commercial Properties Ltd</p>

RR/2022/1071/P	GUESTLING: Old Coghurst Farmhouse, Rock Lane, Guestling Replacement of two existing barns with access and landscaping. Messrs D & J Harris & Manuell
RR/2022/2250/O	GUESTLING: The Cottage, Stream Farm, Chapel Lane, Guestling Existing use of the garage building as a residential dwelling. Mr Colin McNulty
RR/2022/155/P	GUESTLING: The Olde Piggery, Eight Acre Lane, Three Oaks, Guestling Siting of 3 No. storage containers including use of existing site building as a Builders store. (Retrospective) Mr Bill Coney
RR/2022/1062/P	HURST GREEN: 2 Silverhill Cottages, Silverhill, Hurst Green First floor rear extension. Miss Karina Hymers
RR/2022/1097/P	NORTHIAM: Ghyllside - Land adjacent to, Station Road, Northiam Demolition of existing residential garage to provide a detached residential dwelling. Express Housing Group Ltd
RR/2021/1084/P	NORTHIAM: The Cedars, Station Road, Northiam Demolition of existing single storey bungalow and erection of two dwellings with retained access. Brasseur
RR/2022/364/P	NORTHIAM: Spar Stores, Clematis Cottage, Station Road, Northiam Proposed new roof over existing shop premises to create two self-contained flats with associated parking. Mr B. Khaira
RR/2020/995/P	RYE: 145 South Undercliff, Holland of Rye, Rye Outline: Proposed demolition of existing building, construction of four semi-detached four bed houses with allocated parking spaces. Construction of separate commercial building to include 2 retail outlets (A1) and 3 offices (B1(a)), together with allocated parking. Holland of Rye
RR/2022/1610/P	SALEHRST/RBRIDGE: The Cottage, Station Road, Salehurst/Robertsbridge Proposed alterations to a two storey outbuilding/ garage to create a one bedroom house. Ms J. Papafio

- RR/2021/2335/P TICEHURST: New Pond Farm, High Street, Wallcrouch
Variation of Condition 8 of RR/2016/704/P to enable the building to be used for storage and retail in lieu of B1, B8 and retail trade counter.
Mr Gurbinder Nayyar
- RR/2020/646/P TICEHURST: Bantham Farm, London Road, Ticehurst
Change of use of art studio to live/work unit.
Mr N. Watts
- RR/2021/2600/P TICEHURST: Bantham Farm, London Road, Ticehurst
Change of Use of existing redundant and disused barn to residential use.
Mr N. Watts
- RR/2022/2351/P TICEHURST: Bryants Farm, Wards Lane, Ticehurst
Conversion of barn to four bed dwelling.
Ms Elizabeth Latchford
- RR/2022/1103/P TICEHURST: The Oast, Birchetts Green Lane, Ticehurst
Demolition of the existing single-storey garage, conservatory and annexe. Two-storey extension to the main house and internal alterations. Bay window to replace the existing conservatory. Reconstruction of the annexe in a new location further back in the site. Relocation of the existing entrance gates and driveway alterations.
Mrs Phillipa Wynn-Green
- RR/2021/1647/P WESTFIELD: Little Hides Farm Cottage, Stonestile Lane, Westfield
Change of use from land that is non-compliant with agricultural occupancy to curtilage of an existing residential property.
Mr Vidmantas Jokubauskas
- RR/2022/1323/P WESTFIELD: Land adjacent to Holly Cottage, Moat Lane, Westfield
Erection of single residential dwelling with associated landscaping and parking.
Ms Cindy Cane
- RR/2021/3023/P WESTFIELD: Hooters, Moat Lane, Westfield
Construction of storage barn (Retrospective).
Mr & Mrs M. Hawkins

APPEALS ALLOWED

- RR/2022/64/P BEXHILL: 49 & 49a Devonshire Road, Bexhill
Replacement of existing timber sliding sash windows and frames with Upvc sliding sash windows and frames.
Mrs V. Seng

RR/2022/468/P GUESTLING: 3 Oast Cottages, Lark Cottage, Great Maxfield, Three Oaks, Guestling
Proposed single storey rear extension and addition of safety guard rail in rear garden
Dr E. Newton & Dr M. Larkin

RR/2022/469/L GUESTLING: 3 Oast Cottages, Lark Cottage, Great Maxfield, Three Oaks, Guestling
Proposed single storey rear extension and addition of safety guard rail in rear garden
Dr E. Newton & Dr M. Larkin

APPEALS DISMISSED

RR/2022/184/P BEXHILL: Rockhouse Bank Farm, Sluice Lane, Normans Bay, Bexhill
Proposed internal alterations. Proposed oak frame porch to front elevation and single storey utility extension to rear elevation. Proposed dormers to front and rear elevations.
Mr John Sargeant

RR/2021/1430/P BREDE: Broad Oak Lodge, Chitcombe Road, Broad Oak, Brede
Demolition of existing outbuildings for the provision of four new 4 bed dwellings and one new 2 bed dwelling. All with associated proposed parking and landscaping.
Express Housing Group Ltd

RR/2022/1008/P BREDE: Broad Oak Lodge, Chitcombe Road, Broad Oak, Brede
Demolition of existing outbuildings for the provision of two new 5- bed dwellings and one new 4-bed dwelling. All with associated proposed parking and landscaping.
Express Housing Group Ltd

RR/2021/3084/L RYE: 18 Landgate, Larkin House, Rye
Alterations to roof space including formation of access through low collar in roof structure, insertion of 3no new rooflights in inner roof slopes, enlargements and guarding of loft hatch opening.
Ms Tara Larkin

RR/2022/132/O WHATLINGTON: Forest Lodge, Hooks Beach, Vinehall Street, Whatlington
Certificate of Lawfulness for a proposed part 2 storey, timber framed "granny" annex to the existing garage, with dormer to front.
Jamie Pearson

APPEALS WITHDRAWN

NONE

FORTHCOMING HEARINGS/INQUIRIES

NONE

Chief Executive:	Lorna Ford, Interim Chief Executive
Report Contact Officer:	Ben Hook, Director – Place and Climate Change
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Appendices:	N/A
Relevant previous Minutes:	N/A
Background Papers:	N/A
Reference Documents:	N/A
