



Chailey Parish Council

Minutes

A meeting of Members of the Chailey Parish Council Planning & Environs Committee (Urgent Planning Matters) was held on 19th March 2019 in the Reading Room, Chailey Green commencing at 7.30 pm.

Present: Cllr. J. Millam (Chairman).
Cllrs. P. Atkins, S. Avery, N. Belcher, E. Berry, M. Cornwall, M. Evans, M. Lethem, P. Olbrich and J. Tregenza.

Public present: one.

In attendance: S Treharne, Clerk to the Council.

19/033 Apologies for absence: Cllr. K. Jordan.

19/034 Verbal representations by members of the public: none.

19/035 Declarations of Interest by Councillors: none.

19/036 Items not on the agenda considered as a matter of urgency: none.

19/037 Approval of minutes: the minutes of the meeting of the Planning & Environs Committee held on 5th March 2019 were approved and signed by the Chair.

19/038 Lewes District Council planning applications: The following applications were considered by Councillors and the following responses were agreed:

Planning Ref No.	Name and Address of Applicant	Work Requested	Responses
LW/19/013 2	Mr David Dixon, c/o Redmond & Associates, Unit 4A, Shawlands Court, Newchapel Road, Lingfield RH7 6BL	Little Exceat Farm, South Road, South Common, South Chailey, East Sussex BN8 4QH: creation of 4m x 18m concrete slab for dry-mix concrete production. Silo, generator and concrete batching unit to be placed on slab, creation of MOT Type 1 base for external use with ballast store, change of use from agricultural to B8 storage and distribution.	<u>Objections (see comments)</u>
LW/19/007 2	Mr & Mrs R McGee, c/o Downlands Architectural Design & Surveying, Downlands, Blackboys Road, Framfield, Uckfield TN22 5PN	Festival Paddock, Kilnwood Lane, South Chailey, East Sussex BN8 4AU: single storey rear extension.	<u>No objections</u>

LW/19/008 7	Mr & Mrs Baradaran-Azimi, c/o Rural Solutions, Canalside House, Brewery Lane, Broughton Road, Skipton BD23 1DR	Marchants, Lower Station Road, Newick, East Sussex BN8 4HT: erection of one no. 3 bedroom dwelling and garage with associated landscaping	<u>Objections (see comments)</u>
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LW/19/0132: Councillors resolved to object to this application. They considered that the application failed to explain the impact of the proposed change of use, the concrete production facility and the use of the machinery involved upon neighbours or those using the adjacent A275. No information had been provided about the additional traffic movements that would most likely be generated by the new operation or how traffic entering and leaving the site would be managed. It had not been explained what measures would be introduced to prevent debris from the site being deposited on the main road. No information had been given about any possible effects on neighbours caused by noise, dust or any other nuisance and how these would be mitigated. The reasons for the proposed change of use to B8 were not explained and did not immediately seem relevant to a concrete production operation. Finally, Councillors considered that a starting time of 7am suggested by the applicant on all days of operation would be too early.

LW/19/0087: Councillors resolved to object to this application. They noted that the mass of the proposed dwelling was reduced from that which had been proposed under application LW/17/0535 although they also noted that the roofline of the dwelling now proposed would be higher than that in the earlier application. Application LW/17/0535 had been objected to by the Parish Council and refused by Lewes District Council. An appeal against refusal had been dismissed. Councillors considered that nothing has changed to invalidate the reasons why the earlier application had been unsuccessful. The proposed development would be significantly outside any planning boundary. It would be on a prominent site, would detract from the semi-rural character of the area and would erode the green gap between Chailey and Newick, which both Parish Councils wish to see retained. The site is unsustainable in that local facilities are remote and, in practice, only accessible by motor vehicle.

19/039 Date of the next Planning & Environs Committee meeting: Tuesday 2nd April 2019 at 7.30pm in The Reading Room, Chailey Green.

Signed *John Millam*

Date: *2nd April 2019*

Chairman