



Chailey Parish Council

www.chailey.org

Minutes

A Meeting of the Chailey Planning and Environs Committee was held on Tuesday 2nd December 2014 at the Reading Room, Chailey Green, commencing at 7.30pm.

Present: Cllr. J. Millam (Chairman).
Cllrs. P. Atkins, S. Avery, D. Cowan, D.Cranfield, M. Evans, S.Griffin,
K. Matthews, P. Olbrich, J. Tillard.

Public present: eleven.

In attendance: V.Grainger (Clerk).

14/163. Apologies for absence: Cllrs. J-P. Ellis.

14/164. Verbal representations by members of the public: None

14/165. Declarations of Interest by Councillors: Cllr. Cranfield declared an interest in planning application LW/14/0866. Cllr. Millam declared a personal interest in planning application LW14/0837 as the applicant was known to him.

14/166. Minutes: To agree and sign as a true record the Minutes of the Planning & Environs Committee Meeting held on Tuesday 4th November 2014 and Urgent Planning Matters Meeting held on 18th November 2014. The minutes were **Agreed** and signed as a true record.

14/167. Items not on the agenda which the Chair of the meeting is of the opinion should be considered as a matter of urgency: Planning Application LW/14/0819 Mahleesh, Lower Station Road: It was confirmed that a site visit had been made following the meeting held on 18th November as an objection had been made to the application by a neighbour. Following the visit the Council agreed their response to **support** the application.

14/168. Lewes District Council Planning Applications:

The Planning applications presented were duly considered by members and the following responses were confirmed and agreed:

Received Date	Response Due Date	Planning Ref No.	Name & Address	Work Requested	CPC Decision
17.11.14	6.12.14	LW/14/0735	Mr P McIntosh Furzeley Farm Markstakes Lane	Planning Application: Demolition of existing garage/pool house with accommodation over and construction of a swimming pool.	See comments below
		LW/14/0837	Mr R Barton Grassington East Grinstead Road North Chailey	Application for prior notification of agricultural development: Replacement of existing Poultry barn to anew poultry barn to facilitate current use.	Support

Initials:

Date:

1

	Response Due Date				
	20.12.14	LW/14/0865	Mr & Mrs R Rutherford Chelwood Hazeldene Lane North Chailey	Planning Application: Erection of front porch.	Support
		LW/14/0866	Mr & Mrs D Cranfield 3 Delbury Cottages East Grinstead Road North Chailey	Planning Application: Demolition of redundant single storey barn and erection of one self-contained single storey holiday unit with access, parking and landscaping	See comment below

LW/14/0837 Grassington, East Grinstead Road, North Chailey

Having declared an interest in this application Cllr. Millam relinquished the Chair of the meeting. Cllr. Olbrich took the Chair for this item only.

LW/14/0735 Furzeley Farm, Markstakes Lane

Councillors were concerned that the plans presented did not give information concerning the existing building that was to be demolished; and the impact of the demolition and new building on a listed building. Councillors agreed their response as follows:

“The Council is withholding making comment on this application due to the absence of sufficient information for a project of this size.”

LW/14/0866 3 Delbury Cottages, East Grinstead Road

Cllr. Cranfield having declared an interest, left the room prior to discussion of this item. Councillors confirmed that there were no objections to the application; but suggested a s106 condition be applied that the proposed unit shall not be occupied other than for short term holiday lets or as ancillary residential accommodation in connection with the main dwelling; and not used as a separate dwelling.

14/169. Lewes District Council planning decisions and planning appeals and recommendations: It was noted that planning application LW/14/0718 Sunrise, East Grinstead Road had been refused by LDC Planning Committee. The list of other decisions was noted.

14/170. Consideration of Application for a Neighbourhood Plan Area Designation:

Cllr. Cranfield took the Chair. Cllr. Cranfield explained that Chailey Parish Council had been reluctant to pursue the development of a Neighbourhood Plan due to the time involved; cost and the uncertainty of political changes. It had been concluded that Neighbourhood Plans were here to stay. In addition, there were recent concerns raised about speculative development and the impact on the Parish. A workshop had been held earlier in the year following the Council’s Annual Parish meeting. Although not necessarily a representative sample of residents, 75% of those attending were in favour of forming a Neighbourhood Plan.

There were also concerns regarding the split allocation of housing between North and South Chailey contained within the Lewes District Council Core Strategy. There were other considerations to take into account such as the protection of Chailey Commons, the local economy and; transport and communications and community facilities. The proposal was to form a Neighbourhood Plan Steering group, which would report to the Council’s Planning Committee. It was also proposed to form some task groups, which would undertake some in-depth research for the areas identified. The important issue was that whatever was in the Plan was supported by evidence.

There followed a question and answer session with the members of the public present.

Questions related to the timescales involved, the capacity for administration support to be provided, the structure of the steering groups/task groups; and the division of Chailey into

two distinct settlements- i.e. North and South Chailey not one Parish of Chailey. There were also questions relating to the budget available for the task.

It was **agreed** that a steering group would be formed. Membership would be three Parish Councillors Cllr. Matthews, Cllr. Evans and Cllr. Cranfield. Cllr. Olbrich offered to help with the task group tackling the rural economy.

Three other members would be appointed representing residents from Chailey. Mr J Cranfield and Mr D Matthews volunteered to help. This left a vacancy for one more member and it was hoped that a resident from South Chailey might also be prepared to assist.

One resident commented that he thought that the development of the plan was too late, as housing was being built already. Others commented that the plan was about the long-term future of the Village and making it more cohesive.

14/171. Correspondence for Noting and Response:

The listing of recent correspondence was circulated and noted:

- **Lewes District Council Core Strategy Independent Hearings Programme-** LDC had provided details of the Independent Examination of the Lewes Joint Core Strategy. Chailey Parish Council had been included in the participants for the hearing to be held on Wednesday 28th January 2015 in Brighton, regarding the Environment/Landscape/Heritage/Design policies.

Cllr. Griffin commented that there was still time to comment on whether the Core Strategy was sound/unsound. Cllr. Griffin stressed that Chailey was one Village not separate settlements of North and South Chailey. It was **agreed** that Cllr. Evans would draft a comment, which could be forwarded to the examiner for consideration at the next Council Meeting.

14/172. Items for Information and Future Discussion:

Chailey Windmill: The re-painting of the Windmill was due to finish and it was agreed that Cllrs. would make a site visit on Saturday 13th December, to check the work before payment was made. There was some additional works needed to the steps to the Windmill as the current steps were unsound. It was also suggested that a second handrail should be fitted for safety reasons. The cost of the extra work would be in the region of £100.00. It was **agreed** that the work should be completed and Cllr. Millam would advise the Council on the work as appropriate.

14/173. Risk Implications including Implications to Crime and Disorder Act 1998 Section 17:
None.

14/174. Date of next Planning & Environs Committee Meeting:

Tuesday 6th January 2014, Urgent Planning Matters Tuesday 16th December 2014.
The meeting closed at 9.12 p.m.

Signed:

Date:

Chairman