



Chailey Parish Council

Minutes

A meeting of Members of the Chailey Parish Council Planning & Environs Committee was held on Tuesday 5th April 2016 in the Reading Room, Chailey Green commencing at 7.30 pm.

Present: Cllr. J. Millam, (Chairman)
Cllrs. P. Atkins, S. Avery, R Barnard, V. Harrison, P O'Conor, P. Olbrich.

Public present: none.

In attendance: S Treharne, Clerk to the Council

16/029 Apologies for absence: Cllrs. M Evans, K Matthews, K Jordan.

16/030 Verbal representations by members of the public: none.

16/031 Declarations of Interest by Councillors: none

16/032 Items not on the agenda considered as a matter of urgency:

The Flagpole on Chailey Green: Cllr Olbrich reported that a local resident had pointed out that the rope has broken and needs to be replaced urgently so that the pole can be used on the Queen's birthday. It was agreed that Cllr. Olbrich would ask the resident to obtain the appropriate rope and a budget of up to £100 was agreed. Cllrs Olbrich and Millam will arrange for the new rope to be installed.

The new Parish Office: the Clerk reported that he had received a quotation for the carpet at £355 plus VAT. In order not to delay the move to the Reading Room, Councillors approved the quotation.

Tree works (TW/16/0029): the Clerk reported that, since circulating the agenda, notification of proposed tree works on land opposite Platts Cottage, Brickyard Lane, South Chailey had been received requiring a prompt response. Councillors considered the proposed works and resolved that they had no objections to the works as long as they are approved by and carried out under the supervision of a Tree Officer from Lewes District Council.

16/033 Approval of minutes: the minutes of the meeting of the Planning & Environs Committee held on 1st March 2016 were approved unanimously and signed by the Chairman.

16/034 Lewes District Council planning applications: The following planning applications were considered by Councillors and the following responses were agreed:

Planning Ref No.	Name and Address of Applicant	Work Requested	Response
LW/16/0120	Mr T Watson Little Roughen 2 Oxbottom Close Newick BN8 4NQ	2 Oxbottom Close, Newick. Planning application: erection of a two bay oak framed garage.	<u>No objections</u>
LW/16/0103	Ms F Baker 5 Longhurst Cottages Haywards Heath Road North Chailey BN8 4EZ	5 Longhurst Cottages, Haywards Heath Road. Planning application: single storey side extension.	<u>No objections</u>

16/035 Lewes District Council planning decisions, planning appeals and recommendations: the following decisions were noted:

LW/15/0936	Broadstone Farm, North Common Road: alterations and improvements to an existing two storey building	<u>Granted</u>
LW/15/0990	Bluebell Railway: maintenance and storage facility	<u>Granted</u>
LW/16/0027	Old Forge, South Road: extension to existing garage	<u>Granted</u>
LW/16/0029	Little Warren Farm, Redgill Lane: erection of single storey orangery	<u>Granted</u>
TW/16/0004	Fir Lodge, Chailey Green: crown works to yew tree	<u>No objection</u>
LW/16/0012	The Ranch, North Common Road: erection of 2m high close boarded fence	<u>Refused</u>
LW/15/0947	5 Warrenwood, North Chailey: double garage extension with bedroom above, convert existing garage to habitable space and single storey extension	<u>Granted</u>

Councillors noted that Lewes District Council's decision in each of the seven cases decided concurred with the opinion expressed by the Committee.

16/036 Appeal in relation to land adjacent to Alverstone House, Haywards Heath Road, North Chailey: the Clerk reported that an appeal had been lodged against Lewes District Council's refusal to grant planning permission for the erection of a four bedroom dwelling with associated double garage and turning and parking area. The Council had supported the original application although had expressed some concern over the size of the proposed dwelling. The Clerk explained that Councillors could, if they wished, withdraw modify or add to their original comments. After discussion it was agreed that the original comments were balanced and no changes were necessary.

16/037 Developments at the Kings Heads, North Chailey: Cllrs Olbrich and Millam reported that they had, at the developer's invitation, met him to learn about his proposed plans for the Kings Head. These involve reducing the size of the existing public house by removing modern extensions and building a variety of dwellings on parts of the site. A smaller public house would remain. The developer is in discussions with Lewes District Council and has approached a number of nearby residents. Cllrs. Olbrich and Millam further reported that they had expressed some concerns to the developer about the adequacy of parking and had talked with him about possible improvements to the bus stop.

The Clerk advised Councillors that indications received by him were that the proposed dwellings would be a mixture of small and medium sized dwellings. He had been contacted by the developer's office stating a willingness to meet the Council to discuss their plans for the site. He had advised the developer that he was sure that such a move would be welcomed by Councillors, possibly after the formal planning application has been made.

Councillors noted that an earlier application to build adjacent to a local inn had been refused, in part because of the perceived problems that can arise from living in proximity to a public house. Nevertheless, they welcomed the developer's willingness to interact with neighbours and the Council. They would in due course consider the application.

16/038 East Sussex Local Flood Risk Management Strategy consultation: the Clerk reported that Cllr. Evans had sent him a note suggesting that Chailey does not appear in the areas identified at being at risk of flooding and that any such problems are more likely to arise from blocked or inadequate drains. The material amount of technical work that had gone into producing the strategy was noted, but after discussion it was agreed that the Council could not usefully participate in the consultation.

16/039 Date of the next Planning & Environs Committee meeting: Tuesday 10th May 2016 at 7.30 pm in the Reading Room, Chailey Green.

Signed *J Millam*
Chairman

Date: 10th May 2016