

MINUTES

HERSTMONCEUX PARISH COUNCIL PLANNING (PLN) COMMITTEE

Monday 6th February, 2017, 7.30 p.m.
Small Hall, Herstmonceux Village Hall

Councillors in attendance: Jenny Alder; Jo Angear - **Ch**; Malcolm Bradshaw; Mick Goodsell; Heather Kenward; Bryan Naish; Stephen Nash; Ian Stewart; ESCC Cllr Keeley

Clerk to the Council: Mrs Clare Harrison

Members of the public: None

ITEM	MINUTES	ACTION
1. 17.02.01	APOLOGIES FOR ABSENCE Apologies were received and accepted from Councillors: Angela Ashley; Max von Barholt Krag	Apologies recorded
2.	DECLARATIONS OF MEMBERS' INTERESTS i Cllr Angear declared a pecuniary interest in agenda item 5.1, WD/2016/2971/FR. ii Cllr Goodsell declared a pecuniary interest in agenda item 5.1, WD/2016/2971/FR. iii Cllr Goodsell declared his regular interests in matters of private contract works on trees / hedgerow cutting and other general maintenance issues / works needed on other applications. iv Cllr Stewart declared a pecuniary interest in agenda item 5.3, WD/2017/0129/LB.	
3.	DISPENSATION REQUESTS i. Cllr Goodsell has a running dispensation request for planning application WD/2016/1977/O. Cllr Goodsell's Dispensation holds for this application until 05/03/17. This application did not feature on the agenda as an item. ii. No further dispensation requests had been received.	
4.	PUBLIC QUESTIONS OR COMMENTS ON AGENDA ITEMS There were no members of the public present. Cllr Keeley requested clarification over detail for the parking arrangements for the approved planning application for the Welcome Stranger and information regarding the former public toilets,	Clerk to forward links to WDC Planning website IRO Welcome Stranger and report submitted to Planning Inspectorate (PINS) IRO former public convenience to

**Cllr Keeley for his
information.**

5. PLANNING APPLICATIONS RECEIVED

Consideration of Planning Applications including those received after this agenda has been published:

5.1 Application No. WD/2016/2971/FR

Application Type: Full - Retrospective

Expiry date for comments: 8 February 2017

Grid Reference: 561649 114744

Case Officer: Ms A Choudhury Tel: 01892 602473

**5.1 Comments and
observations to be
submitted.**

Location: THE GROUND, HAMMER LANE, COWBEECH,
HERSTMONCEUX, BN27 4JL

Description: RETROSPECTIVE APPLICATION FOR A POLE BARN

**Cllr Angear left the room and Cllr Stewart took the Chair for this
application.**

Council Comments and Observations:

Council noted the time span of this retrospective application for a Pole Barn. Council observed that the positioning of this agricultural building may be suitable for a dwelling and that the seeking the retrospective planning may encourage an application for a residential dwelling under Permitted Development Rights.

Council, therefore, wish to ensure that approval of this application be excluded from the Government's Permitted Development Rights and be restricted to the building remaining as an agricultural building.

**Cllr Angear returned to the room and resumed Chairmanship of
the meeting.**

5.2 Application No. WD/2017/0058/F

Application Type: Full

Expiry date for comments: 8 February 2017

Grid Reference: 561105 112623

Case Officer: Mr T Balcikonis Tel: 01892 602783

**5.2 Comments and
observations to be
submitted.**

Location: LITTLE ORCHARD, COWBEECH HILL, HERSTMONCEUX,
BN27 4HZ

Description: PROPOSED SIDE EXTENSION WITH CONTINUATION OF
ROOF OVER.

SINGLE STOREY REAR EXTENSION WITH PARTIAL HIPPED ROOF.

Council Comments and Observations:

Council noted that the proposal is reasonable in size and in proportion to the plot.

Council are in support of this application, there are no objections.
All Councillors in favour.

5.3 Application No. WD/2017/0156/F

Application Type: Full

Expiry date for comments: 17 February 2017

Grid Reference: 563533 112644

Case Officer: Mr T Balcikonis Tel: 01892 602783

**5.3 Comments and
observations to be
submitted.**

Location: WILBURY, BAGHAM LANE, HERSTMONCEUX, HAILSHAM,
BN27 4NA

Description: ERECT CONSERVATORY AT FRONT.

Cllr Stewart left the room.

Council Comments and Observations:

The planned development was not intrusive. There were no
neighbour objections.

There were no objections from the floor, all Councillors were in
favour of the planning application.

Cllr Stewart re-joined the meeting.

5.4 Application No. WD/2017/0129/LB Application

Type: Listed Building Consent

Application No. WD/2017/0130/F

Application Type: Full

(NB This property has both applications as listed above, the
submitted papers are the same for both)

Expiry date for comments: 21 February 2017

Grid Reference: 563720 111237

Case Officer: Ms A Choudhury Tel: 01892 602473

**5.4 Comments and
observations to be
submitted.**

Location: PASTURES, CHURCH ROAD, HERTSMONCEUX, BN27 1RJ

Description: REMOVAL OF SANDTEX EXTERIOR PAINT FROM
BRICKWORK AND RENDERING OF EXTERNAL WALLS WHERE
APPLICABLE WITH LIME RENDER. RENOVATION OF OTHER
EXTERNAL RENDERING. REPLACEMENT OF SOME BROKEN
GUTTERING/ RAINWATER
GOODS.

Council Comments and Observations:

Council noted this applicant's planning history.

Council requested that the applicant return to the planning
authority for Listed Buildings control and permissions should any
further work be identified as needed in the process of the applied
for work. This was to ensure that any use of materials are in
keeping with Listed Buildings control.

Council welcomed and strongly supported the plans to return the building to its original condition.

6. **CONSENTS, REFUSALS, WITHDRAWALS & APPEALS**

Council acknowledged the WDC approval notices below.

WDC Approval:

Application No. WD/2016/2689/FA

VARIATION OF CONDITION 03 OF WD/1991/2606/J (PROPOSED STABLES AND HAY STORE).
THE GROUND (FORMERLY LAND ADJ. THE HERITAGE), HAMMER LANE, COWBEECH, BN27 4JL

Application No. WD/2016/2548/LBR

ROOF REPAIRS AND RE-RENDERING AT GROUND FLOOR LEVEL AT REAR OF PROPERTY,
NEW THRESHOLD AND WEATHER BAR TO FRONT DOOR (RETROSPECTIVE) AND REPAINTING OF FRONT DOOR.
2 SCHOOL HOUSE, COMPHURST LANE, WINDMILL HILL, HERSTMONCEUX, BN27 4RU

Application No. WD/2016/2760/F

PROPOSED GARAGE ADJACENT TO OUTBUILDING WITH CONSENT FOR CONVERSION TO DWELLINGHOUSE (WD/2016/0093/F).
FIVE FIRS, CINDERFORD LANE, HELLINGLY, BN27 4HL

Application No. WD/2016/2655/O

ONE DETACHED DWELLING AND A PAIR OF SEMI-DETACHED DWELLINGS.
THE WELCOME STRANGER, CHAPEL ROW, HERTSMONCEUX, BN27 1RE

WDC Refusal: N

None at time of publishing agenda

The Clerk reported that correspondence received after publication of the agenda included a Refusal notice for **WD/2016/2609/FR – RETENTION OF B1 OFFICES, TOGETHER WITH THE RETROSPECTIVE CHANGE OF THE USE OF THE YARD AND AGRICULTURAL BUILDING FOR STORAGE OF VEHICLES AND MACHINERY IN ASSOCIATION WITH COUNTYCLEAN ENVIRONMENTAL LTD. CHILLEY FARM, RICKNEY LANE, PEVENSEY, BN27 1SE** (NB this development site lies within a neighbouring parish)

WDC Withdrawn:

None at time of publishing agenda

WDC Appeals:

APP/C1435/W/16/3161953
Former Public Convenience, Hailsham Road
Herstmonceux
East Sussex
BN27 4LJ

A copy of the report that was submitted to the Planning Inspectorate (PINS) had been circulated to all Councillors.

A proposal was made for the Former Public Conveniences to be kept on the Planning Committee, PLN(Com), agenda. **All in agreement.**

**Clerk to keep
APP/C1435/W/16/3161953
on PLN(Com) Agenda**

7. **OTHER ITEMS REFERRED FOR PLANNING COMMITTEE ATTENTION**

i Herstmonceux Scout Hut - WD/2010/2286/F

Council noted the latest correspondence received from the Cub Scout Leader. Discussions followed about the complexities of the needs of the scouts and that Parish Council plans had moved on regarding the site of the former, 'new' scout hut application.

Council voiced concerns about the future of the Scouting and Guide movement in the village and were firm in their wish to support these groups but needed expectations to remain feasible.

Council felt that due to the time lapse, the previous plans would now need a full revision and that step by step consideration of needs, full and detailed planning was needed for this project. Council voiced their willingness to meet with the Cub Scout Leader and would need information such as an outline wish list (what do they want, where, how will this be funded and how will it be maintained), Scout Group latest actions to date in resurrecting this project, medium and long term business and management plan of the project to be available. Council would also need the Scouts to be clear about what their expectations of the Council are support wise.

It was proposed that the Chair and Vice Chair meet with the Cub Scout Leader in the first instance, requesting presentation of the above information. **All Councillors in agreement.**

**Clerk to coordinate a meeting
between the Chair, Vice Chair
and Scout Group
representation**

- ii Other items of Communication received after publication of the agenda for PLN Committee attention –
- a. ESCC Highways are offering to supply and plant bulbs and wild flowers in communities. Council identified areas for requesting acceptance of this offer as the Village Hall bank – bulbs and wildflowers; Health and Medical Centre

**a. Clerk to request
permissions from
Surgery and liaise**

Sensory Garden – bulbs and wildflowers (with permission from Surgery); Denefield Bus Stop – bulbs only; Fingerpost triangles at Victoria Rd, Windmill Hill and Cowbeech – bulbs only; Top of Cowbeech Hill – bulbs only.

- b. Letter received from residents requesting an update on Lime Roughs, Clerks response letter **approved.**
- c. Correspondence received from resident about potential breach of planning conditions at Wildflower Barn. Resident responded to. Council asked additional action from clerk to pass information on to WDC and request any future correspondence between resident and WDC to be forwarded to Council.
- d. Communication received regarding inconsiderate parking at North Lodge. Due to anonymity of the correspondence, response can only be limited. Polite Parking Notices are available from the Parish Office for use on cars as a first response to this issue.
- e. Access to Services in Rural Wealden Meeting invitation received. Councillors requested this to be forwarded to Vitality Villages contacts.
- f. Cowbeech as a Conservation Area query received regarding any further news. Council reiterated this as part of the ongoing Wealden Plan which has been delayed. Council asked Clerk to request an update from WDC as had been last promised by the District Council on 11/11/15.

**responses back to
ESCC Highways**

- b. **Clerk - letter to post**
- c. **Clerk to forward received communication to WDC and follow up with resident**
- d. **Notices to be used as per elsewhere in the village**
- e. **Clerk to forward**
- f. **Clerk to contact WDC**

8. **LIME CROSS DEVELOPMENT**

- Community Projects
- No updates were available for this agenda item.
Chair and Vice Chair of the Council to contact the developer.

Clerk to forward contact details to Chair

9. **LIME ROUGHS DEVELOPMENT**

Representatives from the Council had engaged with this developer in January. The clerk provided an update about latest correspondence from the developer, who thanked the Council for meeting with them and for providing the Building Design Report for the Herstmonceux Neighbourhood Plan.

Council can hope to soon receive a copy of the latest, revised, plans.

The developer has also provided contact details for North Lodge maintenance programme personnel and has provided dates of 2018/19 for programmed external redecoration and other maintenance.

Clerk to re-contact maintenance personnel about the broken fence to chase action.

www.herstmonceuxparish.org

Clerk: clerk@herstmonceuxparish.org.uk
Finance Officer: finance@herstmonceuxparish.org.uk

10. **ITEMS FOR NEXT MEETING**

Former Public Conveniences;
Lime Cross;
Lime Roughs

11. **CLOSE OF MEETING**

The meeting closed at 8.45pm

Date of Next PLN(COM) Meeting - 14th March, 2017

DRAFT