

FRAMFIELD PARISH COUNCIL

Minutes of a Planning Committee Meeting held on Tuesday, 14 June 2016, at 6.30 pm in the Village Hall, Blackboys

Present: Committee Members: Keith Brandon (Chairman), Selina Allen, Jeff Goggin and Maria Naylor.
In attendance: Ann Newton (Parish Clerk).
Public: Thirteen.

At the meeting, the order of the items on the agenda may be varied in line with public speaking. However, the minutes are detailed in the order of the agenda.

1. Apologies.

There were none.

2. Declarations of Interest.

Councillors to give notice of declarations of personal, prejudicial and pecuniary interests in respect of items on the agenda. Maria Naylor and Selina Allen declared a personal interest in item WD/2016/1107/F – Brooks Meadow – being known to the applicants. Selina Allen declared a prejudicial interest in item WD/2016/0965/FR – 1 The Nook – as she can see the building from her home.

3. Minutes of the Last Meeting for Approval.

It was agreed that the minutes of the meeting held on 26 May 2016, having been circulated, be approved, adopted and signed as a correct record. (MN/SA).

4. Planning applications for consideration - (comments denoted in italics and underlined)

The order of the applications may be changed in line with those with public speakers but the minutes are detailed in the order of the agenda.

- **WD/2016/0878/F Proposed demolition of redundant barn, two redundant outbuildings and existing dwelling and replacement with two four-bedroomed dwellings each with double garage.**

Land at Great Meade, Pump Lane, Framfield TN22 5RL.

Adrian Moore, Parker Dann, and his colleague gave a presentation on behalf of the applicant explaining the planning policies in support of the application. Several residents voiced their objections to the proposals.

The Parish Council formally objects to the application for the following reasons: the principles of the removal of small buildings (and in this case what seems to be a small shed) in order to put up two larger dwellings some distance away; they have concerns about the impact of the development on the adjacent ancient woodland and the effects on wildlife/conservation principles; concerns over the access with increased traffic movements onto a lane in a terrible condition already overloaded with traffic from the adjacent industrial site – in fact disputes the traffic movements detailed from a dilapidated shed! The Council also understands that there is a septic tank sited on or near to the proposed access which serves the house(s) opposite.

- **WD/2016/1107/F – Erection of single storey storage barn and hardstanding.**

Brooks Meadow, Palehouse Common, Framfield TN22 5QY.

The applicant spoke in support of his application.

The Parish Council supports the application which is an essential addition to the land for the keeping of livestock. The Council only asks that the access is subject to the relevant ESCC Highways provisions.

- **WD/2016/0965/FR – Replacement of old concrete garage to erect timber framed shed.**
1 The Nook, The Street, Framfield TN22 5NX.
The applicant spoke in favour of the application.
The Parish Council formally objects to the proposals on the grounds that the building it is far too high and unnecessarily so if it is to be a storage building; essentially the building is high enough to create a first floor. The Council does not object to a shed in principle.

- **WD/2016/1098/F – Proposed demolition of existing agricultural barn and erection of an agricultural barn winery and store.**
Blackboys Vineyard, Pippens, Tickerage Lane, Blackboys TN225LT.
Adrian Moore, Parker Dann, gave a presentation of the proposals on behalf of the applicant.
The Parish Council supports the application which is a good expansion of a local business. They believe the buildings have been designed to be similar to what is currently in place so that they will still fit into the surroundings.

- **WD/2016/1201/F – Demolition of post 1948 agricultural building. Construction of loose courtyard buildings consisting of pole barn, tractor store, stabling and ancillary store/day room.**
Tickerage Castle, Pound Lane, Framfield TN22 5RT
The Parish Council supports the application and if WDC is mindful to approve would like to see a condition included in any approval to ensure that the stabling is for private use only, ie non-commercial.

- **WD/2016/1360/F – Proposed two storey front extension.**
Norwood, Blackboys Road, Framfield TN22 5PJ.
The Parish Council supports the application in line with the previous application for the property.

5. Any Other Planning matters for reporting at the Discretion of the Chair.

To include any other planning applications which may arrive after the agenda has been published at the discretion of the Chairman in line with the terms of reference of the Committee. There were none.

7. Next Planning Committee Meeting – 28 June 2016.

Maria Naylor gave her apologies.

AEN/20.06.2016

Circulation: Planning Committee.