

# FRAMFIELD PARISH COUNCIL

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## Minutes of a Planning Committee Meeting held on Tuesday, 26 April 2016, at 7 pm in the Village Hall, Blackboys

Present: Committee Members: Keith Brandon (Chairman), Peter Friend (Vice Chairman) and Selina Allen.  
In attendance: Ann Newton (Parish Clerk).  
Public: Five.

*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.

Councillors Jeff Goggin and Maria Naylor. Councillor Selina Allen was co-opted onto the Committee for this meeting only (PF/KB).

### 2. Declarations of Interest.

*Councillors to give notice of declarations of personal, prejudicial and pecuniary interests in respect of items on the agenda. There were none.*

### 3. Minutes of the Last Meeting for Approval.

It was agreed that the minutes of the meeting held on 22 March 2016, having been circulated, be approved, adopted and signed as a correct record. (PF/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/2016/0583/F – Demolition of 3 no. existing barns and 4 no. outbuildings. On site and construction of new dwelling in the form of a barn, using PD Part Q of the Wealden pragmatic approach. Conversion of existing barn into garages for the dwelling. Hobbs Barton Farm, Streele Lane, Framfield TN22 5RY.**  
*The architect gave a presentation on the proposals. Following discussion the Committee agreed to support the application which would be an improvement on the redundant buildings which are in situ at the moment and put the site into better use.*
- **WD/2016/0624/F – Extensions and internal alterations. Newlyn, Gun Road, Blackboys TN22 5JY.**  
*The Committee agreed to support the application.*
- **WD/2016/0621/FA – Removal of Condition 2 (agricultural occupancy condition) of WD/1993/1578/F and removal of S106 dated 23 March 1994. Allium Farm, Lewes Road, Framfield TN22 5RE.**  
*The Committee objects to the application. There appears to be no good reason or purpose to remove the S106 when the occupants were happy to accept it when planning permission was achieved for the bungalow in the first place.*

- WD/2016/0690/F – Demolition of existing substandard residential dwelling and erection of replacement four-bedroom dwelling and replacement garage.**  
**Ridgeway, The Street, Framfield TN22 5NX.**  
*The Committee objects to the application. They are concerned about the size of the proposed property particularly the bulk of the first floor at the rear which will be overwhelming to the adjacent properties. They also have concerns about the siting of the garage some distance down the garden and therefore the vehicle movements down the size of the property against the boundary of the adjacent neighbour. The Committee agrees that the front elevation is an improvement on the last application.*
- WD/2016/0781/F – Proposed demolition of existing dwelling and outbuildings and construction of new dwelling and garage (minor amendments to dwelling approved under WD/2013/0712/F).**  
**Broomstick Cottage, Gun Road, Blackboys TN22 5JY.**  
*The Committee supports the application for these minimal changes to the last application which was approved.*
- WD/2016/0799/F – Extension to existing garage to form hobbies room.**  
**Ponderosa, Lewes Road, Blackboys TN22 5LF.**  
*The Committee supports this application and is surprised that the proposals are not covered under PD Rights.*
- WD/2016/0794/F – Erection of single storey side extension.**  
**1 Beckets Way, Framfield.**  
*The Committee supports the application although as the site of the extension will extend into a public area and focal point in The Street that the applicant ensures that the finishes are good and the site is tidied up at the end of the work. The site lies very near to the village sign and a memorial bench and is surrounded by a green which WDC have proposed to include in the review of the Conservation Area.*

## **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.

- WD/2016/0807/FR – Retrospective application to install one 1,500 gallon cesspool, one high level float alarm, one wash down area for chemical loo effluent and a fresh water standpipe.**  
**Meadowside, Eastbourne Road, Uckfield TN22 5QW.**  
*Three residents were in attendance including the applicant who spoke in support of the application and two neighbours who spoke against. Following discussion the Committee objects to the application for the following reasons. The application is to enable the use of the land as a caravan site. The Committee believes that the area is not suitable for a caravan site and the installation of this large cess pit would therefore not be required. The Committee is still not aware if a licence has been*

*issued by the Caravan and Camping Club and sees no need for the site as there are other caravan sites within the area.*

**WD/2016/0594/FR – Proposed garages and loose boxes with stores above and retrospective change of use of land to domestic curtilage.**

**Shawfords, Gun Road, Blackboys TN22 5HU.**

*The Committee supports the application.*

**7. Next Planning Committee Meeting – 24 May 2016.**

If a meeting is required in the interim period this will be notified in the usual way.

*AEN/27.04.2016*

*Circulation: Planning Committee.*