

**St Leonards & St Ives Parish Council
Planning Committee Meeting
Minutes of the meeting held on 23rd April 2015 at 7.00pm
Held in the Committee Room at the Village Hall, Braeside Road, St Leonards**

Members present:– Cllr R Bryan, Chairman
Cllr N Hindmarch
Cllr C House

Cllr Mrs J House
Cllr B Goringe

Cllr Mrs A Warman
Cllr M Dyer

In attendance Mrs Ann Jacobs Clerk to Council

499. Members resolved to suspend standing order 3L following the amendment to the Public Bodies (Admissions to Meetings) Act 1960, dated 6th August 2014. Proposed by Cllr Mrs J House, seconded by Cllr Mrs A Warman, agreed unanimously.

500. Declarations of Pecuniary Interest: 15/0365 Cllr Goringe declared a pecuniary interest as this was his property. The application was discussed after exchange of Information and after Cllr Goringe left the meeting.

501. Apologies for absence: Cllr R Adkins

502. Public speaking – The Chairman closed the meeting for a Member of the public to speak against

503. Minutes of the meeting held on 2nd April 2015 pages 89 & 90 were confirmed as a true and accurate record. Proposed by Cllr Mrs J House, seconded by Cllr C House agreed unanimously.
RESOLVED: The Minutes of the meeting held on 2nd April 2015 pages 89 & 90 were agreed as a true and accurate record.

504. Matters arising from the Minutes: None

505. Correspondence noted:

1. Complaint concerning non-compliance received on application for Robina, The Chase – Dormer windows installed instead of velux. Enforcement action underway
2. Notification of appeal by Written representations – 15 Heather Close
3. Copies of letters of objection to EDDC re 9 Cherry Tree Close
4. Notification of tree preservation order land of 28 Bushmead Drive

506. Work on Protected Trees:

1. Tree work consent 42 Avon Avenue – fell 5 Birch and one Pine one Larch

507. Planning Decisions:

App.	EDDC	Parish	App.	EDDC	Parish
14/1177	Approve	Approve	15/0167	Refuse	Refuse
15/0076	Approve	Refuse 6 Laurel lane	15/0197	Approve	Approve
15/0088	Approve	Approve	15/0212	Refuse	Approve provided compliant
15/0164	Approve	Approve	15/0232	Refuse	CLP

508. Special Character Areas – Consultation on the next stage of the local plan deadline 27th April, has begun. Part of this stage will cover SCA's, Green Belt and other policies. A draft response was circulated to Members for discussion. Amendments were made as agreed. The Clerk was also asked to find out what increase in housing units has taken place in the Parish in comparison to increases in sewerage and drainage capacity over the last 5 years.

7.45pm Cllr Dyer left the meeting

509. Planning Applications:

The Clerk confirmed that agendas had been hand delivered in respect of applications 15/0365; 15/0328; 15/0254 to the applicants and to the immediate neighbouring properties. Another application for 53 The Glade had been received this afternoon whilst ideally this would be put to the next meeting due to the elections postponing a meeting this might mean losing the opportunity to comment as a Committee. Members agreed to review the application this evening.

App No.	Address	Recommendation
15/0192	Westbury, Warren Lane, Ashley Heath- Single Storey Side extension	Due to an error the application has already been agreed. EDDC have apologised but Members would have had no objection in this case.
15/0213	47 Avon Castle Drive, Avon Castle- Erect first floor side extension and a single storey rear extension	Object – the design of the extension is out of keeping with this property and setting in this Special Character Area. Satisfied with an extension in principle but the design needs to be more sympathetic to the existing building and surroundings.
15/0245	25 St Ives Wood, St Ives - Two storey rear extension, alterations to roof, front porch and extension to garage.	Previous application 14/0780 was refused because of a lack of a bat report, serious overlooking of neighbouring property as per appeal ref: APP/U1240A/14/ 2228352 This new application does not appear to have rectified these issues we therefore strongly object on these same grounds.
15/0293	Moorcroft, Davids Lane, Ashley- Proposed Loft Conversion including additional dormers, end windows and replace hip ends to half hips	We see no evidence of a bat report. No issues with the design or proposal in principle. Provided the applicant complies with planning requirements re bats no objection.
15/0365 Late Cllr Goringe left at 8.25pm for this item to be discussed.	10 Greenwood Way St. Ives- Extend garage at rear and construct new roof to existing	No objection
15/0328 late	15 Braeside Road St Leonards- Extend existing garage, add pitched roof, use as study/bedroom	Application drawing shows a new garage in the rear garden as well yet this is not mentioned in the application detail is it part of the application? No objection provided conditioned to prevent it being a separate dwelling in future, and any future permitted development rights are withdrawn.
15/0254 late	14 Laurel Close St Leonards- Single storey rear extension, roof lights, exterior works including replacement windows, cladding and new roof tiles	No objection provided no overlooking
15/0310	53 The Glade, St Leonards	Object This new proposal does not ameliorate our previous objections and concerns. If it proceeds it will be detrimental to the street scene. It is out of keeping and would result in a cramped and contrived plot. We would also question whether it meets the minimum space required under the recently adopted Strategic Development plan. If the Officer is at variance we ask that this goes to the EDDC Planning Committee and we will send a speaker.

510. Exchange of Information

1. Next meeting 21st May 2015
2. Appeal for 51 St Ives Park will be dealt with in July
3. Chairman – this is the last planning meeting for the year and he gave his thanks to all of the Committee and the Clerk for their work.

The meeting closed at 20.27pm

Chairman