

**St Leonards & St Ives Parish Council
Planning Committee Meeting
Minutes of the meeting held on 4th August 2016 at 7.15pm
Held in the Committee Room at the Village Hall, Braeside Road, St Leonards**

Members present:– **Cllr N Hindmarch**, Chairman

Cllr R Adkins

Cllr Mrs S Marshall

Cllr Mrs B Waugh

Cllr Mrs J Carter

In attendance: Mrs Ann Jacobs Clerk to Council, and three Members of the Public

73. Declarations of Pecuniary Interest: None

74. Apologies for absence were received and accepted from: Cllr R Bryan; Cllr A Davies and Cllr Mrs A Warman

75. Minutes –Minutes of the meeting held on 14th July 2016 pages 13 & 14 were amended as the Clerk took the Minutes of the meeting not Cllr Mrs Waugh, these were initialled and subsequently approved, unanimously, as an accurate record. Proposed by Cllr R Adkins, seconded by Cllr Mrs B Waugh.

76. Matters arising from the Minutes:

77. Correspondence noted:

1. Copy of letter of objection to EDDC received and noted in relation to 0714.
2. Email notifying an appeal by Public Inquiry on the application for change of legal use on Land North Side of Matchams Drive has been received.

78. Planning decisions noted:

App	EDDC	Parish	App	EDDC	Parish
15/1004	Approve	Approve	16/0432	Approve	Approve
16/0247	Refuse	Refuse	16/0484	Approve	Approve
16/0257	Approve	Approve	16/0580	Approve	Approve
16/0304	Approve	Approve	16/0718	Approve	Approve
16/0344	Approve	Approve	16/0719	Refuse	Refuse
16/0351	Approve	Approve	16/0750	Approve	Approve
16/0412	Approve	Approve			

79. Planning Applications:

App No.	Address	Recommendation
15/1187	17 Avon Ave- Extension and alterations	No objection provided Tree Officer is satisfied with the application.
15/1207	29 Pineholt Close, St Leonards - Single storey rear extension including conversion of garage to habitable room with new pitched roof	No objection
15/1260 & 15/0990	20 Pinewood Road, St Leonards 1260 - Single storey garage extension- 0990 - Raise roof, alterations and extensions to bungalow to form 2 storey dwelling, erect new garage	1260 – No objection 0990 – On the basis of the amendment deleting the garage as per the Case Officer's email, no objection provided Tree Officer is satisfied with the application.
16/0714	51 St Ives Park, Ashley Heath- Erect new detached 3 bedroom dwelling with integral double garage and associated vehicular and pedestrian access, at Plot 3.	Object – The new location of the dwelling will impinge on the amenity space of 76 Sandy lane and will be detrimental to the large protected Pine tree on the boundary with 76. The siting of the dwelling in this location on the site will be detrimental to the spatial quality of the SCA.

16/0803	Hollygrove Farm, Verwood Road, St Leonards/St Ives- Change of use of land previously used as electrical testing area as car parking	This is no improvement on the previous application our previous comments still stand which were: Must meet Green Belt Policy requirements. If it is compliant a restriction on hours to prevent car storage. If agreed the parking should be only for the use of the business units.
16/0873	19 Oaks Drive- Sever land and erect 1 No. 3 bed bungalow and new garage for existing house	Whilst we feel that this is a contrived plot with poor amenity space, we are of a mind to agree with the Officer that the character of the area in the vicinity has already been altered in a detrimental way, if the Officer is minded to approve, we ask that the driveway should be of a permeable surface as this is a significant increase in hard standing and in an area known to flood.
16/0930	22 Ivy Close, Ashley Heath-Convert one of the existing integral garages into new hall/dining area. Convert existing hall/cloakroom and bedroom 3 into master bedroom with en-suite. New, Cedral clad, exterior wall 500mm forward of existing garage door and existing UPVC porch to accommodate new foundation and revised roofline	No objection
16/0936	14 Evans Close, St Leonards/St Ives- Removal of existing timber fence 1.86m high against footpath to public highway and replace with new fence of concrete posts and timber panels 1.7m high on concrete gravel board 150mm high. Including relocating existing timber gate for pedestrian access	The proposal will be an improvement in the street scene, no objection
16/0978	40 Avon Castle Drive, Avon Castle- Demolition of existing house, construction of new dwelling with connected garage/home office and landscaping works	No objection provided the Tree Officer is satisfied with the proposal and if the garage is conditioned to prevent separate use.

80. Exchange of Information:

1. Next Meeting is on 25th August 2016 in the Committee Room at 7.15pm
2. Cllr Adkins reported that he had written to District Councillor Bryan about concerns relating to the SCA. Cllr Adkins feels that there is little if any liaison between the Tree Team and Officers responsible for development, particularly in relation to the SCA. Trees are being removed and this is deteriorating the extent of the SCA which is notable for its sylvan setting.
3. Land adj to the Glade continues to receive further soil and a skip. A member of the public reported that he had been in touch with the Enforcement Team who advised that notice to remove the soil and other items had been given.

Chairman