



Working in Partnership



## Planning Applications Committee

**Minutes** of a meeting of the **Planning Applications Committee** held in the **Council Chamber, County Hall, St Annes Crescent, Lewes** on **Wednesday, 23 November 2016** at 5:00pm

### **Present:**

Councillor S Davy (Chair for Minutes 109 to 111 and Minutes 113 to 115), G Amy, S Catlin, P Gardiner, V Ient, D Neave, T Rowell, J Sheppard (Chair for Minute 112), R Turner and L Wallraven

### **Officers Present:**

A Hill, Specialist (Planning)  
J Norman, Committee Officer  
J Stone, Lawyer  
C Wright, Specialist (Planning)

### **Also Present:**

D Durham, Planning Case Worker, Eastbourne Borough Council

|            | <b>Minutes</b>                                                                                                                                                                                                                                                                                                                                                                                                            | <b>Action</b> |
|------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------|
| <b>109</b> | <b>Minutes</b><br><br>The Minutes of the meeting held on 2 November 2016 were approved as a correct record and signed by the Chair.                                                                                                                                                                                                                                                                                       |               |
| <b>110</b> | <b>Declarations of Interest</b><br><br>Councillor Neave declared his non-prejudicial interest in Agenda Item 7 as he was a member of Peacehaven Town Council representing the East Ward and of Lewes District Council representing Peacehaven West Ward.<br><br>Councillor Davy declared her personal and prejudicial interest in Agenda Item 6 as she personally knew the families of both the objectors and supporters. |               |

**111 Urgent Items**

The Chair had agreed, in accordance with Section 100B(4)(b) of the Local Government Act 1972 that the Supplementary Report to the Planning Applications Committee be considered as a matter of urgency in order that the Committee could take its decisions based on the most recent information which was available (a copy of which is contained in the Minute Book).

**Planning Applications OUTSIDE the South Downs National Park****112 LW/16/0695 - Land South Of Chiltington House, Chiltington Lane, East Chiltington, East Sussex**

Justin Fleming spoke on behalf of East Chiltington Parish Council. David Bangs, Craig Knowles and Jonathan Britton spoke against the proposal. Trevor Furse, Ken Benning and David Champion spoke for the proposal.

Councillor Sarah Osborne spoke in her capacity as a Lewes District Ward Councillor.

**Resolved:**

**112.1** That planning application LW/16/0695 for the creation of ponds (part retrospective) and the provision of associated buildings with a supervisory dwelling to service a fish farm producing caviar, with planning permission for the dwelling (only) sought initially for three years in order to demonstrate enterprise viability, be refused.

**Reasons for Decision:**

The applicant had failed to clearly demonstrate that it was essential for the proper running of the enterprise for a worker to live on the site and be readily available at most times, or that the enterprise would be viable and sustainable in the short to medium term and as such the proposal conflicted with the requirements of paragraph 55 of the National Planning Policy Framework and retained policy CT1 of the Lewes District Local Plan.

It was considered that the proposed development would have an unacceptable impact on the character and appearance of the site and the surrounding countryside, being harmful to the intrinsic character of the immediate area, and failing to conserve or enhance the natural environment, and as such would be in conflict with paragraph 17 and 109 of the National Planning Policy Framework and Policy CP10 and CP11 of the Lewes District Local Plan Joint Core Strategy.

The development would fail to enhance and maintain the vitality of the existing community and would therefore be contrary to the objective of

paragraph 55 of the National Planning Policy Framework and Policy CP11 of the Lewes District Local Plan Joint Core Strategy.

*(Note: Councillor Davy declared her personal and prejudicial interest in this item as she personally knew the families of the objectors and supporters, and therefore, left the room for the duration of this item and took no part in consideration, discussion and voting thereon).*

**113 LW/16/0802 - 4 Wellington Road, Peacehaven, East Sussex, BN10 8QJ**

Mark Bradley spoke against the proposal. John Robinson and Michael Greve spoke for the proposal.

Resolved:

**113.1** That planning application LW/16/0802 for the conversion of the existing garage to form an annexe, erection of a 1.3m side extension be granted, subject to the conditions set out in the Report.

*(Note: Councillor Neave declared his non-prejudicial interest in this item as he was a member of Peacehaven Town Council representing the East Ward and of Lewes District Council representing Peacehaven West Ward. He therefore took part in the consideration, discussion and voting thereon).*

**114 LW/16/0782 - Bineham Park Farm, East Grinstead Road, North Chailey, East Sussex, BN8 4DD**

John Kay spoke on behalf of the Campaign to Protect Rural England (CPRE) Sussex. Canan Clatworthy spoke for the proposal.

Resolved:

**114.1** That planning application LW/16/0782 for the Section 73A retrospective application for the rebuilding of the barn and conversion of stables to a single dwelling house and demolition of lean to be granted, subject to the conditions set out in the Report.

**115 Date of Next Meeting**

Resolved:

**115.1** That the next meeting of the Planning Applications Committee that is scheduled to be held on Wednesday, 14 December 2016 in the Council Chamber, County Hall, St Annes Crescent, Lewes at 5.00pm, be noted.

The meeting ended at 7:30pm.

S Davy

Chair (Minutes 109 to 111 and Minutes 113 to 115)

J Sheppard

Chair (Minute 112)