



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, 16 May 2018** at 5:00pm

Present:

Councillor S Davy (Chair), J Sheppard (Vice-Chair), G Amy (Minutes 1 to 7), L Boorman, S Catlin, P Gardiner, D Neave and R Turner

Officers Present:

S Howe, Specialist (Planning)
J Norman, Committee Officer
J Stone, Lawyer

Minutes

1 Minutes

The minutes of the meetings held on 4 April 2018 and 23 April 2018 were approved as correct records and signed by the Chair.

2 Apologies for Absence/Declaration of Substitute Members

Apologies for absence had been received from Councillors V Ient, T Jones, T Rowell and L Wallraven. Councillor Neave declared that he was acting as substitute for Councillor Ient for the duration of the meeting.

3 Declarations of Interest

Councillor Boorman declared a non-prejudicial interest in Agenda Item 6 (planning application LW/17/0707) and Agenda Item 8 (planning application LW/18/0169) as her husband was a member of Seaford Town Council's Planning Committee.

Councillor Neave declared that he was a Peacehaven Town Councillor representing the Peacehaven's East Ward and that he was a Lewes District Councillor representing Peacehaven's West Ward.

4 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

5 LW/17/0707 - 10 Blatchington Hill, Seaford, East Sussex, BN25 2AH

Michael Vallely spoke against the proposal.

Resolved:

That planning application LW/17/0707 for erection of a side extension be approved, subject to the conditions set out in the report and supplementary report.

(Note: Cllr Boorman declared a non-prejudicial interest in this item as her husband was a member of Seaford Town Council's Planning Committee. She therefore took part in the consideration, discussion and voting thereon.)

(Note: After Michael Vallely spoke against the proposal and during the Committee's discussion of the application, a point of order was raised by Councillor Catlin in reference to a letter Mr Vallely referred to and which was present while he addressed the Committee. Mr Vallely explained that the letter he had received, which had been sent by Lewes District Council's Planning department to objectors of the application, stated that the current meeting of the Committee was to take place on Wednesday, 15 May 2018 instead of the correct date of Wednesday, 16 May 2018.

After consultation with the Planning Specialist and the Council's Lawyer, the Committee was advised that a number of additional representations had been received from neighbouring objectors following the publication of the agenda and despite the incorrect date on the letter, there was no evidence that the error had prevented anyone from having their views considered by committee. As such the error was not considered to warrant the application

being deferred to a future committee.)

6 LW/18/0149 – 24 Cornwall Avenue, Peacehaven, East Sussex, BN10 8SG

Rashmi Dave and Hemchandra Dave spoke for the proposal.

Resolved:

That planning application LW/18/0149 for erection of front, side and rear extensions, roof extension and internal alterations (resubmission of planning application LW/17/0811) be approved, subject to the conditions set out in the report.

7 LW/18/0169 – 2 Gerald Close, Gerald Road, Seaford, East Sussex, BN25 1BE

Ian Davis and Ian Cairn spoke against the proposal. Jason Fendick spoke for the proposal.

Resolved:

That planning application LW/18/0169 for variations and design changes to approved planning application LW/10/1584 be approved, subject to the following conditions and informative:

Condition 1:

Details of solid or translucent screens, to be permanently fixed to both sides of the terrace shown on the 'Proposed Loft GA' drawing, shall be submitted to and approved by the Local Planning Authority. The screens shall be no less than 1.7m high above the level of the terrace. The terrace shall not be brought into use until the screens have been fixed in place and are in accordance with the approved details.

Reason: To reduce the potential for overlooking, having regard to Policy ST3 of the Lewes District Local Plan.

Condition 2:

Details/samples of the external timber cladding shall be submitted to and approved in writing by the Local Planning Authority and the approved materials shall be used in the finished development.

Reason: To ensure a satisfactory development in keeping with the locality having regard to Policy ST3 of the Lewes District Local Plan and to comply with National Policy Guidance contained in the National Planning Policy Framework 2012.

Extra condition:

No fixed external lighting shall be attached to any part of the terrace without

the prior written consent of the Local Planning Authority.

Reason: In the interests of the character of the locality and amenities of nearby residents, and having regard to Policy ST3 of the Lewes District Local Plan.

Informative

The applicant's attention is drawn to the need to ensure that light/glare from the upper floor accommodation is controlled by means including the use of blinds or curtains and/or tinted glass, having regard to the extent of glazing and the aim of reducing light spillage/pollution during hours of darkness.

(Note: Cllr Boorman declared a non-prejudicial interest in this item as her husband was a member of Seaford Town Council's Planning Committee. She therefore took part in the consideration, discussion and voting thereon.)

Planning Applications WITHIN the South Downs National Park

8 SDNP/18/00890/HOUS – 61 North Way, Lewes, BN7 1DJ

Resolved:

That planning application SDNP/18/00890/HOUS for conversion of an existing garage to habitable use including alterations to raise the roof be approved, subject to the conditions set out in the report.

Non-Planning Application Related Items

9 Outcome of Appeal Decisions from 13 March to 30 April 2018

Resolved:

That the report which detailed the outcome of appeal decisions from 13 March to 30 April 2018, be noted.

10 Date of Next Meeting

Resolved:

That the next meeting of the Planning Applications Committee that is scheduled to be held on Wednesday, 6 June 2018 in the Council Chamber, County Hall, St Annes Crescent, Lewes, BN7 1UE, commencing at 5:00pm, be noted.

The meeting ended at 6:25pm.

S Davy
Chair