



Working in Partnership



## **Planning Applications Committee**

**Minutes of the meeting held in the Council Chamber, County Hall, St Anne's Crescent, Lewes, East Sussex, BN7 1UE on 20 November 2019 at 5.00pm**

### **Present:**

Councillor Sharon Davy (Chair)

Councillors Steve Saunders (Deputy-Chair), Graham Amy, Lynda Duhigg, Tom Jones (Minute No 69 to 83 and Minute No 85), Christoph von Kurthy, Sylvia Lord (Minute No 69 to 77 and Minute No 79 to 85), Sean MacLeod, Imogen Makepeace, Laurence O'Connor (Minute No 69 to 77 and Minute No 79 to 85) and Nicola Papanicolaou

### **Officers in attendance:**

Jennifer Baxter (Specialist Advisor, Planning Enforcement)  
Andrew Hill (Senior Specialist Advisor, Planning)  
Jennifer Norman (Committee Officer, Democratic Services)  
Leigh Palmer (Interim Head of Planning) (Minute No 69 to 76)  
Natalie Sharp (Senior Planning Policy Officer) (Minute No 69 to 76)  
Joanne Stone (Solicitor, Planning)  
Tondra Thom (Planning Policy Lead) (Minute No 69 to 76)  
Daniel Wynn (Specialist Advisor, Arboriculture)

### **69 Minutes**

The minutes of the meeting held on 30 October 2019 were submitted and approved, and the Chair was authorised to sign them as a correct record.

### **70 Apologies for absence/Declaration of substitute members**

There were none.

### **71 Declarations of interest**

Councillor Lord declared a personal and prejudicial interest in agenda item 9 (planning application LW/19/0364) as she was a proprietor of a care home in Seaford.

Councillor O'Connor declared a personal and prejudicial interest in agenda item 9 (planning application LW/19/0364) as a close family member was a proprietor of a care home in Seaford.

Councillor Jones declared a personal and prejudicial interest in agenda item 15 (Tree Preservation Order (No.3) 2019 – 18 Common Lane, Ditchling) as he lived in close proximity to the subject of the Tree Preservation Order.

## **72 Urgent items**

After consultation with the Council's Solicitor, the Chair read aloud the following statement to all those who were present at the meeting:

"The letter from the Government Office was received after the publication of the agenda for this meeting and by reason of special circumstance, I consider it appropriate for this update to be reported to Committee as an urgent item. This will enable the planning permission to be issued once the section 106 agreement has been completed. To do otherwise may have resulted in the planning permission being delayed until after the January committee meeting (as the December planning committee meeting may not be going ahead due the forthcoming general election). In agreeing to bring this item to Committee, I took into account that this was an updating report, rather than a report that requiring a decision to be made by the Committee."

Resolved:

That agenda item 4a (Newlands update) be considered by the Committee as a matter of urgency.

## **73 Newlands update**

Resolved:

That the report which detailed the current position in relation to the applications for the redevelopment of the Newland School Site in Seaford, be noted.

## **74 Petitions**

There were none.

## **75 Written questions from councillors**

There were none.

## **76 LW/18/0351 - Woods Fruit Farm, Goldbridge Road, Newick, East Sussex, BN8 4QP**

Councillor Cathy Wickens spoke on behalf of Newick Parish Council. Baroness Cumberlege, Mr A R Turk and Mrs Mel Goddard spoke against the proposal. Damien Sullivan (Agent) and Patrick Clarke spoke for the proposal. Councillor Roy Burman spoke in his capacity as a Lewes District Ward Councillor.

Resolved:

That planning application LW/18/0351 for demolition of Oakside and the erection of 69 residential homes, with associated access, car parking, cycle parking, refuse/recycling storage, landscaping and infrastructure be refused for the following reasons:

- a) Contrary to Newick Neighbourhood Plan H04 and LDLP policies CT1 and DM1 development outside allocated site; and
- b) Closing the gap between the allocated site and existing housing to the east resulting in demonstrable harm to the countryside.

**77 LW/18/0880 - Lower Lodge Farm, Laughton Road, Ringmer, East Sussex**

***Prior to the consideration of this item, the Committee adjourned for a short comfort break.***

Councillor Richard Turner spoke on behalf of Ringmer Parish Council. Chris Wojtulewski (Agent) spoke for the proposal. Councillor Johnny Denis spoke in his capacity as a Lewes District Ward Councillor.

Resolved:

That outline planning application LW/18/0880 for development of land at Lower Lodge Farm to create a village care centre and 16 x affordable housing units, including a new access from The Broyle / B2192 be approved, subject to the completion of a S106 agreement and the conditions set out in the report. The Committee also added the following informative:

1. The applicant is advised to consider and investigate dual footpath/cycle way provision, and to investigate pedestrian linkages from the development south onto the Laughton Road as well as north onto The Broyle.

**78 LW/19/0364 - Homefield Place, Homefield Road, Seaford, East Sussex, BN25 3DG**

Anna Gillings (Agent) spoke for the proposal.

Resolved:

That planning application LW/19/0364 for demolition of existing building and erection of a 55-bedroom care home (within Use Class C2), with associated works including access, parking, and landscaping be approved, subject to the conditions set out in the report and supplementary report.

*(Councillor Lord declared a personal and prejudicial interest in this item as she was the proprietor of a care home in Seaford. She therefore left the room for the duration of this item and did not take part in the consideration, discussion or voting thereon.)*

*(Councillor O'Connor declared a personal and prejudicial interest in this item as a close family member was a proprietor of a care home in Seaford. He therefore left the room for the duration of this item and did not take part in the consideration, discussion or voting thereon.)*

**79 LW/19/0597 - Land North of Chapters, Bishops Lane, Ringmer, East Sussex**

Councillor Richard Turner spoke on behalf of Ringmer Parish Council. Si Morse-Brown spoke against the proposal. John Dale (Agent) spoke for the proposal.

Resolved:

That planning application LW/19/0597 for the erection of a FIRS mast (Fibre Integrated Receiver System) within the approved residential development site be approved, subject to the conditions set out in the report, supplementary report and the following additional condition:

1. Before the development hereby approved is commenced on site, details and a sample swatch of the colour treatment of the mast (which should be a dark green non-reflective colour) shall be submitted to and approved in writing by the Local Planning Authority and carried out in accordance with that consent.

**80 Enforcement monitoring from 1 July 2019 to 30 September 2019 (Part A)**

Resolved:

That the report which provided an overview of planning enforcement matters throughout Lewes District during the period 1 July 2019 to 30 September 2019, be noted.

**81 Enforcement monitoring from 1 July 2019 to 30 September 2019 (Part B)**

Resolved:

That the report which detailed planning enforcement cases throughout Lewes District which have had notices authorised and/or served within the quarter of 1 July 2019 to 30 September 2019, be noted.

**82 Summary of appeal decisions received from 1 July 2019 to 30 September 2019**

Resolved:

That the appeal decisions received from 1 July 2019 to 30 September 2019, be noted.

**83 Tree Preservation Order (No.2) 2019 - Caxton Court, Park Street, Falmer**

Alan Hughes and Jason Pimlett spoke against the proposal.

Resolved:

That Tree Preservation Order (No.2) 2019 for Caxton Court, Park Street, Falmer, be confirmed without modification.

**84 Tree Preservation Order (No.3) 2019 - 18 Common Lane, Ditchling**Resolved:

That Tree Preservation Order (No.3) 2019 for 18 Common Lane, Ditchling, be approved without modification.

*(Councillor Jones declared a personal and prejudicial interest in this item as he lived in close proximity to the subject of the Tree Preservation Order. He therefore left the room for the duration of this item and did not take part in the consideration, discussion or voting thereon.)*

**85 Date of next meeting**Resolved:

That the next meeting of the Planning Applications Committee that is scheduled to be held on Wednesday, 11 December 2019 in the Council Chamber, County Hall, St Anne's Crescent, Lewes, BN7 1UE, commencing at 5:00pm, be noted.

The meeting ended at 8.10pm.

Councillor Sharon Davy (Chair)