



Chailey Parish Council

Minutes

A meeting of Members of the Chailey Parish Council Planning & Environs Committee was held on Tuesday 3rd March 2020 in the Reading Room, Chailey Green commencing at 7.30 pm.

Present: Cllr M Lethem (Chair).
Cllrs S Avery, M Evans, K Jordan, J Millam, P Olbrich,

Public present: None
In attendance: B Newell, Clerk to the Council.

20/017 Apologies for absence: Cllrs N Belcher, E Berry, M Cornwall, R Penfold, J Tregenza

20/018 Verbal representations by members of the public: None.

20/019 Declarations of Interest by Councillors: None

20/020 Items not on the agenda considered as a matter of urgency:

- i) Flooding on Red House Common, North Chailey.
The Forest Ranger, Andy Mitchell has alerted the Parish Council that the pond on the Common has been overflowing across the access track located by Red House Common. The Parish Council own the land on Red House Common that abuts the road where Milnthorpe lies (the occupier of Milnthorpe has also notified the Council about flooding to her garden). The Council suspect that the pipe/ditch situated at the start of the track does not get maintained, and therefore floods, recent weather events have exacerbated the problem. Cllrs Millam and Olbrich will visit and check the condition of the pipe and ditch.

There is an electricity pole which is in direct flow of the water. Residents are concerned about the long-term effect and stability of the pole. Clerk to inform the National Grid.

There is also a tendency for water to come down Warrs Hill road and on to the A275, it then proceeds into the gardens situated on the A275. Water then continues down to Horse Pond, which is in fact designed to receive water, but due to heavy downpours, has risen and gone into Milnthorpe garden. Flooding is not unexpected with the recent weather and blocked pipes. The problem is further aggravated when the ditches to the sides of Warrs Hill road are destroyed by heavy lorries. Cllrs Millam and Olbrich to assess.

Cllrs Evans has informed Chris Tree, ESCC who is dealing with the Warrs Hill footpath that there are no drain holes on the west side of the road and that there ought to be. When the Common gets soaked, water runs off and the current drainage system cannot cope.

The Clerk will contact Keith Mewett at the Flood Risk Management and Land Drainage team for their advice.

- ii) Overhanging Trees
The Forest Ranger and Mr Malcolm Young (resident) near to Red House Common have also notified the Council that the trees over the track are now causing an obstruction to large vehicles, especially refuse vehicles. In the past, the Parish Council have given permission for the trees to be cut back by residents and do so again. This is at the residents' expense, not the Councils. Cllr Millam to contact Mr Young.
- iii) UK Power Networks
UK Power Networks have been in touch with the Clerk seeking consent to facilitate an alteration to the local electricity network on Beggars Wood road. The proposal is to remove high voltage overhead lines and replace with an HV underground cable. A small substation (1.2mx1.2mx1.2m) will need to be installed along the verge of Beggars Wood road where it meets the A275. The reason for this is that the overhead lines are quite low and could cause obstruction. Processes are only just starting and not likely to proceed until the end of this year or next. The Council have no objections to these works being carried out but would ask that the substation be maintained by UK Power. The Clerk to check whether the PC will receive an annual Wayleave fee. It is possible that in the future the Chailey link footpath may cross this area, and the Council ask UK Power to consider this when placing the substation.
- iv) Sports Club
Cllr Olbrich notified the Council that he has been in contact with Lewes District Council Building Control regarding the refurbishment works at the Sports Club. LDC are satisfied with the illuminated signs over the rear and front doors, but now require "Nite Glow" signs in the changing rooms. These are reflective fire exit signs. Cllr Olbrich asked the Council for permission to purchase the signs which cost £47.96. The Council had no objection – proposed by Cllr Jordan, seconded by Cllr Millam, carried unanimously. To note, Cllr Olbrich confirmed that the building has now been signed off by Lewes.

The Sports Club would like to replace a broken sign at the end of the road. The Parish Council had no objections to this, so long as it is safe and placed in an appropriate site. Cllr Olbrich to mention this to the Sports Club

Doors have swollen at the Sports club meaning that they can't close, carpenter has been informed.

Cllr Millam expressed his disappointment again in Lawson Queay's, the Chartered Surveyors who were assigned to manage the Sports Pavilion refurbishment. He and the Council feel that they have not fulfilled their obligations. The Clerk will write to Lawson Queay's to convey their dismay. To note, should the Parish Council undertake similar projects in the future, they will seek a retainer in case works do not satisfy.

20/021 Approval of minutes: The minutes of the meeting of the Planning & Environs Committee held 4th February 2020 were accepted as being true and accurate. Signed by Cllr Lethem.

20/022 Lewes District Council planning applications: The following planning applications were considered by Councillors and the following responses were agreed:

Planning Application	Applicant	Work requested
LW/19/0930 Response: 24.03.20	Mr & Mrs Kemper Dudley House, Lower Station Rd, Newick, BN8 4HU	Section 73A Retrospective application for the erection of a car in front of principal elevation. The Council had no objection to the proposal. Proposed by Cllr Jordan and seconded by Cllr Evans. All in favour.
LW/20/0017 Response: 03.03.20	Mr Cumberledge Shelleys House, Markstakes Lane, Chailey, BN8 4BS	Detached double garage with log store, detached garden machinery store and detached sentry box. The Council had no objection to the proposal. Proposed by Cllr Jordan and seconded by Cllr Evans. All in favour.
LW/20/0031 Response: 02.03.20 Extension requested	Mr Rose, Birchdale, Beggars Wood Road, Chailey. BN8 4DZ	Demolition of bungalow and garages and subsequent erection of single-family home on footprint of existing buildings with detached garage. There was some divide of opinion on this application. After discussion, the Council voted for the proposal to be carried through with a majority of 4 for and 2 against. Proposed by Cllr Jordan, seconded by Cllr Evans.
S278 Works Bus stop. Station Road, North Chailey. No response date provided.	Mark Regan, Glanville Group	Glendene Farm development – discussed at P&E meeting 04/02/20. Further information now received; discuss upgrade of two existing bus stops situated: i) 100m from development site on Station road. ii) Outside Downsview cottages, east bound of site. Subsequent to last month’s planning meeting, further discussions took place on the proposed footpath widening, which is part of the Glendene Farm development. Since that meeting, the Clerk has been informed by the Developers that they propose to widen the northern footpath to 1.5m up to Hazeldene lane. The Parish Council support the upgrading of the footpath on the condition that it is extended to the junction at the A275, where most village amenities are centred. This motion was proposed by Cllr Olbrich, seconded by Cllr Millam, all in favour. No comment was made regarding the upgrade of the bus stops.
Proposed footway. Works associated with LW/14/0712 No response date provided.	East Sussex Highways (S278 Highways Scheme)	To create new footway adjacent to A275 from the proposed housing development at Old Hamsey brickworks northwards to South Chailey. Discussed at P&E meeting 07/01/20. Further information now received. The recent information received regarding the new footway remains unclear. The Clerk will request a meeting with Principal Officer from the Transport Development team.

20/023 To note Lewes District Council Planning decisions and the results of appeals.

Planning Application	Applicant	Work requested	CPC decision	LDC decision
LW/19/0908	Longridge, North Common Rd, North Chailey	Installation of replacement windows	Support	Granted
LW/19/0819	Heasmans, Chailey Green, BN8 4DA	Proposed erection of a detached outbuilding	No objections	Approved
LW/19/0863	Little Lodge Lane, End Common, BN8 4JH	Alterations to rear extension to provide bi-fold doors replacing rear facing bay window. Insertion of a window in the side flank (east facing) and glass balcony balustrade replacing timber balustrade	Support	Approved
LW/19/0886 Application to vary of Condition 1 attached to LW/17/0697	Gradwell End, South Chailey	Condition 1 of approval LW17/0697 listed the plans and documents which comprised the consented development. Application sought to vary that condition in order to add 7 new drawings.		
		Retaining Wall	No comment	Approved
		Proposed Maintenance Stores	No objections	Approved
		Proposed Bin Stores	Objected	Approved
		Building E Condensers	Support	Approved
		Substation Plans & Elevations	Support	Approved
		Substation Earthing Layout	Support	Approved
Substation Light & Power	Support	Approved		

20/024 To note the date of the next Planning and Environs Committee meeting will be held on Tuesday 7th April 2020 at 7.30pm in the Reading Room, Chailey Green.

**Signed
Chair**

Date