



Minutes of a meeting of the Planning Committee held in the East Dean and Friston Village (Small) Hall, Village Green Lane, East Dean, BN20 0DR on Tuesday the 21st February 2023 commencing at 6.30 pm.

Present: Cllr. T Bryant (Chairman), Cllr. G Fowler, Cllr. P Hill, Cllr. M Keller, Cllr C Lees, Cllr. H Milligan, Cllr. P Seeley and Cllr. S Thorogood.

In attendance: Mrs. D Picknell (Admin Officer)

Public Session – There were no members of the public present and no submissions. The Chairman closed the public session and opened the meeting.

P.464 Apologies for absence – Cllr. M Bustard.

P.465 Declarations of Interest – Cllr T Bryant declared an interest as a neighbour to Crowlink Place and Crowlink Corner the subject of correspondence in P.470 and P.472 below.

P.466 Minutes of the previous meeting: The minutes of the planning committee meeting held on the 17th January 2023 were circulated and confirmed as a correct record and signed by the Chairman.

P.467 NEW PLANNING APPLICATIONS

SDNP/23/00085/HOUS – 29 Warren Lane, Friston, BN20 0EP

Convert the existing roof space above the garage into an additional bedroom with en-suite bathroom.

The planning committee had reviewed the proposed plans and commented that the property had already been extended and was not a small property. There was access provided for a disabled person into the bedroom conversion above the garage. Members had no objection to the proposed development.

RESOLVED – To recommend ‘No objection’

SDNP/23/00448/LDP – Algonquin, Old Willingdon Road, Friston, BN20 0AT

Single storey extension at rear.

The planning committee had viewed the proposed plans and discussed whether or not this application related to permitted development. Members agreed that they had no objection to the proposed single storey extension.

RESOLVED – To recommend ‘No objection’.

SDNP/23/00518/CND – Land adjacent to 48 Summerdown Lane, East Dean, BN20 0LE

Variation of condition 2 (plans) relating to planning approval SDNP/21/05119/FUL for minor amendments to the approved design.

The Chair advised members that there had been a previous application SDNP/22/04765/CND for minor amendments to the approved design on planning application SDNP/21/02137/FUL for the proposed development. Members agreed that they had no objections to the latest application for minor amendments.

RESOLVED – To recommend ‘No objection’.

P.468 DECISION NOTICES

The planning committee noted that the following three applications were approved by the SDNPA and the Parish Council had recommended ‘no objection’

SDNP/22/03608/HOUS – 44 Michel Dene Road, East Dean, BN20 0JU

Loft conversion including insertion of two rear dormer windows, one new window in south-west elevation gable, one new rooflight on front elevation and one new rooflight on rear elevation, and erection of a single storey porch extension.

SDNP/22/03877/FUL – Land at Friston Crowlink Lane, East Dean, East Sussex

Erection of new stables

SDNP/22/05647/HOUS – 9 The Outlook, Friston, BN20 0AR

Garage conversion, including raised flat roof with false pitches.

The planning committee noted that the following two applications were approved by the SDNPA and the Parish Council had recommended approval

SDNP/22/04813/HOUS - Little Hill, The Green, East Dean, BN20 0BY

Installation of replacement windows.

SDNP/22/05369/HOUS - West Wind, 5 Dene Close, East Dean, BN20 0JJ

Erection of front porch and extension to front

The planning committee noted that the following application was approved by the SDNPA and the Parish Council had made ‘no comment’

SDNP/22/05059/DCOND - 38 Warren Lane, Friston, BN20 0EP

Discharge of Condition 3 (Materials schedule) of Planning Approval SDNP/22/04017/CND.

To note that the following application was withdrawn by the applicant

SDNP/23/00072/NMA - 31 The Ridgeway, Friston, BN20 0EU

Deletion of small dummy pitched roof on the side elevation.

- P.469 CONSULTATION ON THE LEVELLING-UP AND THE REGENERATION BILL: REFORMS ON THE NATIONAL PLANNING POLICY CLOSING ON 2ND MARCH 2023:** Members took note of report 6a on the planning consultation as well as the letter from the Secretary of State dated 22nd December 2022 (report 6b). The Chair of Planning had advised members that although the Secretary of State had now agreed not to impose quotas on future housing numbers, the lack of sufficient provision for new or upgraded infrastructure (e.g. to cope adequately with water and sewage) remained a serious problem locally. He advised members that housing numbers are mainly based on historic data which is not accurate.
- P.470 PLANNING APPLICATION SDNP/22/05685/FUL ON LAND ADJACENT TO CROWLINK CORNER/ CROWLINK LANE, FRISTON, BN20 0AX:** The Planning Committee discussed concerns with this proposed planning application and wished to know whether this application would be on the agenda for the SDNPA Planning Committee on 9 March 2023. **ACTION: DP**
- P.471 CORRESPONDENCE –** The planning committee took note of a report 8 on correspondence received from a representative of the East Sussex Association of Local Councils (ESALC) on planning and overdevelopment in the area.
- P.472 ENFORCEMENT ISSUES – Crowlink Place:** It was noted that in previous correspondence the SDNPA Enforcement Officer had assured that containers on the premises would be removed and this has not been done as promised.
- P.473 URGENT ITEMS – Timetable for the South Downs Local Plan Review:** The planning committee noted that the Community Lead of the SDNPA had advised that the intention is that their local plan review will be adopted between April 2027 and June 2027. The project plan shows some of the key dates such as the regulation 18 consultation (the first formal public consultation) will take place January 2025 to March 2025.
- P.474 DATE OF THE NEXT PLANNING COMMITTEE MEETING: - Tuesday 21st March 2023 starting at 6.30 pm in the East Dean and Friston Village (Small) Hall, Village Green Lane, East Dean, BN20 0DR.**

There being no further business, the meeting closed at 6.58 pm.

Signed..... (Chairman)

Date.....