

DRAFT

STEEP PARISH COUNCIL - PLANNING COMMITTEE

CHAIRMAN: Nick Hurst

CLERK: Jenny Hollington

Minutes of the Planning Meeting held on 4th March 2019 at Steep Village Hall at 7.00 p.m.

Present: Cllrs. Nick Hurst (in the Chair), Simon Bridger Terry Cook
Chris Laycock Peter Cruttenden Jim MacDonald

In Attendance Clerk, Jenny Hollington

There were 4 members of the public present at the meeting.

19/15 **APOLOGIES:** None received

19/16 **MINUTES** – The Minutes of the Planning Committee Meeting held on 4th February were approved and signed.

19/17 **DECLARATIONS OF INTEREST** – Cllr. Simon Bridger declared an interest in the first item on the agenda, as the applicant for a hardstanding on land south east of Gardners Farm. Cllr. Terry Cook declared an interest in the third item on the agenda, as the applicant for a conversion of a building into a 1-bed dwelling at Oakhurst Farm. Neither Councillor took part in the discussion or decision-making process for their respective applications.

19/18 **PUBLIC COMMENT** –

- The owners of Gardners Farm said that they supported the proposal for a new hardstanding to provide a dry base for the manure heap on land south east of Gardners Farm. Cllr. Bridger assured those present that the manure to be stored at this location would be from his farm animals with only a small amount of horse manure from the neighbouring properties. He confirmed it would not be possible to have a similar arrangement at Ashford Farm because of the problem of water run-off - therefore, all manure is transported from Ashford Farm to the land south east of Gardners Farm.

19/19 **PLANNING** – Current planning applications were discussed as follows:

SDNP/19/00 174/FUL	Hardstanding to provide dry base for existing manure heap and a dry area on which to place cattle feeders during winter	Land south east of Gardners Farm, Pratts Lane, Steep Marsh GU32 2BJ	Support
SDNP/19/00 521/FUL	Replacement of the existing pre-fab classroom building with a new timber frame building	Bedales School, Church Road, Steep GU32 2DG	No Objection
SDNP/19/00 271/FUL	Conversion of building into one dwelling	Oakhurst Farm (site of), Mill Lane, Steep GU32 1AE.	No Objection + comment re. footpath
SDNP/19/00 636/HOUS	Retrospective application for the installation of a 4.2 kw matt black solar panel array consisting of 14 no 1650 x 991 mm recessed into existing slate roof	Four Seasons, Island, Steep GU32 1AE	No Objection

19/20 **AGRICULTURAL BARN, PRATTS LANE (EHDC/34931/010)** – Concerns had been raised about this half-built and unused structure. It was agreed that the Clerk should write to Julia Mansi, Head of Planning at EHDC asking what should be done, given the conditions set out in the original permission.

19/21 CONCERNS RE EHDC PLANNING PROCESS – Concerns had been raised by residents at a previous Parish Council Meeting about a retrospective application for a neighbouring property in which a decision had been made by the Case Officer prior to reports being made available on line. It was agreed that the Clerk would write to Julia Mansi, Head of Planning at EHDC, expressing the Planning Committee’s concern over how the case had been handled and inviting comment as to why due process did not appear to have been followed in this instance. District Councillor, Nick Drew, is also hoping to arrange a meeting between EHDC representatives and the residents concerned to discuss this further.

19/22 DATE OF NEXT MEETING – To be arranged

The meeting closed at 7.34 p.m.