

Swilland and Witnesham grouped Parish Council
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MINUTES

Planning Committee Meeting Monday 12th November 2018 at 7.30pm in the School Room at Witnesham Baptist Church

1. Chairman welcomed everyone and informed the members of the public in attendance of the meeting protocol.
Present: Mr Hindle (Chair), Mr Everett, Mr Rush and Mrs Shaw.
Apologies: Mr Lightfoot
In attendance: 4 members of the public.

2. Councillors' declarations of interest: None

3. Minutes of the meeting of 15th October 2018 were confirmed as a true record and signed by the Chair.

4. SCDC decisions received since the meeting of 6th August 2018:

Application: DC/18/3189/VOC Fynn Valley Golf Club Rose Hill Witnesham
No objections: SCDC Permitted

Application: DC/18/3550/FUL Barn Adjacent To Low Farm House Kirby Lane Swilland
No objections: SCDC Permitted

5. Application: DC/18/4438/FUL **Rose Cottage 1 Mill Lane Witnesham**
Proposed bungalow.

Chair introduced the application and reminded the meeting of the site history and the previous applications which consisted of four applications (1 withdrawn and three refused (2008/2009/2018) and two dismissed appeals (2008/2009). The previous applications refusal reasoning was based on the cramped nature and elevation of the site, impact on the local character of Mill Lane, impact on nearby listed buildings and access.

Members of the public were invited to speak and comments included that the footprint of the proposed bungalow was the same size as the 2009 single storey plan, site is elevated, car parking claims did not match the plans, and it was difficult to see how adequate parking could be provided with a shared driveway and ownership of the edge of the site plan adjacent to Mill Lane was likely owned by a third party.

Committee comments concluded that the same issues of a cramped unsuitable site for residential development applied as with previous refusals including impact on the character of Mill Lane and nearby listed buildings, residential amenity and access issues and there was nothing new in this current application.

Decision: Unanimous objection. Council refers to the Local Plan policies DM7, DM21, DM22, DM23 and SP15.

Application: DC/18/4442/FUL **The Lodge Valley Farm Strugglers Lane Witnesham**

Conversion of traditional barn to single residential dwelling.

Chair gave an overview of the application and plans were distributed. There had been two previous applications on the site which PC had supported but SCDC refused claiming unsympathetic elements. Members of the public (the applicants) gave helpful comments of explanation to the committee about the plans, the previous refusal issues and the pre-planning advice. The committee felt that the layout and design of the proposed conversion was sympathetic to the Listed character of the barn, including good use of existing windows and doors. It was considered to be a good attempt to meet planning policy DM13 for the use of an existing listed agricultural building into a single dwelling.

Decision: Unanimous support. Council feels that the proposal meets the criteria laid out in policy DM13, including being a sympathetic conversion of the Listed barn and its location and that it had no negative impact on the neighbouring Listed Valley Farm House. Conversion would provide a long term sustainable future for the building and enable it to continue to strongly contribute to the local countryside character.

Application: DC/18/4443/LBC **The Lodge Valley Farm Strugglers Lane Witnesham:**

Conversion of traditional barn to single residential dwelling **Listed Building Consent.**

Decision: Unanimous support based on DC/18/4442/FUL decision.

6. Matters to be brought to the attention of the Parish Council -

Mr Everett informed the meeting that a temporary stop notice had been applied by SCDC to the Homeland House site which was due to expire on 14th November. A SCDC Planning Committee meeting on 15th November would consider a full stop notice. The site operators were sticking to the hours currently with only minibuses coming in and out of the site.

Mr Hindle reported that correspondence had been received from a member of the public about the management of the October 15th Meeting. The committee agreed that they supported the responses sent.

Meeting closed at 8:20 p.m.

14/1/19

