



Battle Town Council



MINUTES of a PLANNING COMMITTEE MEETING held on Wednesday, 25 September 2013 at The Almonry, High Street, Battle at 7.30pm

Present: Cllr R Jessop - Chairman
Cllrs D Furness, J Gyngell, and S Pry.

1. **Apologies for Absence** – Cllrs R Bye, M Howell, M Kiloh and M Palmer.
2. **Disclosure of Interest** – None
3. **Minutes of the previous meeting** held on 11 September 2013. Cllr Furness proposed approval of the minutes, seconded by Cllr Pry. This was agreed and they were duly signed.

4. **Matters Arising from Previous Meetings**

Prior to **writing to Rother District Council (RDC) with concerns about effectiveness of enforcement action being taken**, agreed by the Committee at the last meeting, the Chairman had contacted Sussex Association of Local Councils (SALC) for advice on what obligations Local Planning Authorities (LPA) were under to take enforcement action and the timescales. The SALC officer was not aware of any obligations but that it may be a maladministration matter. Trying to resolve the matter first with the LPA was the proper route thereafter, if necessary, contacting the ombudsman. The Clerk reconfirmed advice that planning guidance and legislation gave LPAs a high degree of independence to decide their own policy for practice and timescales in this area and pointed to RDC's Enforcement Policy and Management plans on the website, which stated what RDC sought to adhere to. This would be of use in the letter expressing Councillors' concerns, including the proposed reduction in Officers from three to two in the review of resources flagged up at the last meeting. Details of the impacts could also be found in the last minutes. The Clerk noted that the internal consultation period ended on 10 October, before when the Town Council's lobbying would have best impact. The Chairman expected to have advice from a solicitor with planning knowledge via SALC in time to write.

Cllr Furness had asked the Clerk to contact RDC again with continuing concerns from residents about the roof line height and number of bedrooms planned possibly not being compliant with the grant of planning permission for **28 Virgins Lane**. The Officer would investigate again and noted that this was the sort of job that having one less staff member would make impossible in many cases.

The Clerk had written to RDC Tree Preservation Officer, Ms Andrea Ingram, to put forward Councillors' request for **Tree Preservation Orders to be considered along the A2100**.

5. **Correspondence & Communications**

The updated **enforcement cases** list was noted.

The latest **list of decisions** was noted as attached.

Cllr Fisher had notified the Clerk that she had seen a **metal barn being erected at Coarse Barn Farm, Marley Lane**. The Clerk awaited a response from the Enforcement/Development Control team Liaison Officer, Ms Holly Harrison, as to whether it complied with either permitted development rights, had or required planning permission.

The Clerk would confirm the date proposed for the **meeting of BTC with Mr Roger Comerford, Principal Planning Officer at RDC to discuss Battle Town Study** (*since confirmed as Monday 11 November at 4.30pm, The Almonry – Cllrs Furness, Gyngell, Jessop and Pry to attend together with District Cllrs Dixon and Field on RDC's request, if available.*)



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6. To Consider Planning Applications Received to Date

RR//2013/1809/P

140 Hastings Road, Battle

Demolition of existing bungalow and erection of two pairs of semi-detached dwellings.

Comments: The Town Council reserved comment, pending advice from Highways about road safety implications of application's proposed development, which had not yet been received and about which the Councillors had some concerns. Councillors asked to be advised if and when this was received.

RR/3174/CC

Battle and Langton School, Market Road, Battle

Formation of two extensions to existing school building.

Comments: Further to the Clerk's request to Mr D Vickers and his kind agreement that BTC could submit comments after the stated deadline as BTC's planning meeting date was just after the deadline, BTC comments were submitted as follows:

In principle, the Town Council supported the replacement of temporary classrooms with a permanent extension. However, Councillors were concerned about what may be an inadequate provision of car parking for the site overall in the proposed new development and that its factory style design was inappropriate in the AONB and that the proposed extensions would be out of character with the existing buildings.

RR2013/1749/P

Arrowmead, Saxonwood Road

Proposed two storey and single storey extension, alterations and garage conversion.

Comments: No objection.

RR/2013/1809/P

Pipers Patsch, Netherfield Hill

Construction of larger flat roof dormer to rear; removal of existing flat roof front dormer and replacement with two pitch roof dormers; removal of redundant chimney and alterations.

Comments: No objection.

7. To consider areas around Battle where Councillors may wish to ask RDC to make Tree Preservation Orders (TPO)

The Chairman summarised the criteria for determining trees eligible for a TPO and **Councillors agreed to cover between them broadly, the ward areas of Battle Town Council** and for discussion at the next meeting.

8. Matters for Information/Future Agenda Items

Councillors agreed the latter under Item 7 above re **considering TPOs**.

The Clerk drew Councillors' attention to the consultation period for modifications to the **RDC Proposed Core Strategy** document but there were no new matters upon which representations could be submitted. All were agreed that no further action would be taken.

The Clerk advised the Committee that a resident had asked the Town Council about the **advertising banners erected by Jempsons Supermarket in the Market Square**. All agreed with the response that this was a matter for RDC who would confirm the specific rules for advertising which allowed for certain temporary advertising and permanent advertising, subject to specified size limitations which RDC was responsible for enforcing.

9. Date of Next Meeting: Wednesday, 9 September 2013

The meeting closed at 8.45pm.

Cllr Jessop
Chairman



Battle Town Council



Planning Application Decisions

The Town Council has been notified by Rother District Council of the following planning application decisions:

As at 25 September 2013

Planning Application Decisions

The Town Council has been notified by Rother District Council of the following planning application decisions:

Location	Proposal	Decision
4 Wattles Wish RR/2012/2084	Retaining wall and boundary fence to street side of property (retrospective application).	Granted √
Methodist Church, Lower Lake RR/2013/1365/P	Application for erection and alteration of fence to south-east boundary. (Part retrospective).	Refused X Appeal lodged
Hemingfold Farmhouse, Hastings Road RR/2013/1378/L	Cut in external wall to accommodate a flue for a new boiler.	Granted √
The Watch Oak, Chain Lane, Battle RR/2013/1443/L	New access to first and second floor and residential accommodation and refurbishment of ground floor shop and accommodation over.	Granted √
83 High Street, Battle RR/2013/1442/P RR/2013/1443/L	New front dormer window to 2 nd floor	Granted √

Julia Cuppini
Town Clerk
2.10.13

