

**UNADOPTED
POLEGATE TOWN COUNCIL**

PLANNING COMMITTEE

Minutes of the meeting held on 25 February 2009 in the Council Chamber, 49 High Street, Polegate at 6.30 p.m.

Present: Cllrs. T. Voyce (Chair), S. Barber, Mrs C. Berry, G. Carter, Mrs M. Piper, J. Rogers, A. Watkins.

1 member of the public

In Attendance: Cllr. Mrs J Voyce

8450 Apologies

Apologies were received from Cllr. Wright.

8451 Declarations of interest in any items on the agenda

Cllr. Watkins declared a personal interest in application WD/586/CM and took no part in the discussions.

Cllr. T. Voyce also declared a personal interest in application WD/586/CM.

8452 Minutes of the meeting held on 27 January 2009

The minutes of the meeting held on 27 January 2009 were adopted as a correct record and signed by the Chair.

8453 Matters arising from the meeting held on 27 January 2009

There were none.

8454 Planning applications:

WD/586/CM Town & County Planning (General Development Procedure) Order 1995 – Variation of planning condition no. 4 imposed on planning permission no. WD/427/CM to provide for the processing and transfer of waste materials listed in the Environment Agency site licence no. EAWML 19647. Cophall Wood Waste Transfer Station, Hailsham Road, Polegate.

It was proposed, seconded and agreed by all to suspend Standing Orders to allow the proprietor of the Waste Transfer Station to address the committee.

STANDING ORDERS SUSPENDED

Originally ESCC were the determining planning authority as well as having responsibility for overseeing the type of waste that was permitted on site. In 1995 the Environment Agency became the regulatory authority for overseeing the site and the County Council was responsible only for planning matters relating to the site. The original planning condition stated 'building and construction waste' only.

The Environment Agency carried out an environmental audit of the site and granted a new site licence. The licence, as attached to the planning application, lists the particular types of waste that the site can take.

The object of the planning application is to regularise the licence with the planning conditions, i.e. for the planning conditions to mirror the licence from the Environment Agency.

It was further clarified that when the waste is received at the Station it is broken down into hazardous and non hazardous items. Hazardous items such as tyres, asbestos, paint, fluorescent tubes, fridges and freezers etc. are removed to specialist sites for recycling etc. There would be no difference to the height or size of the stock piles.

A system to monitor loads is in place to ensure a maximum of 360 deliveries per week. A comprehensive planting scheme is proposed to screen the site. It was also noted that a good part of the 30m scree fronting the site was compulsorily purchased for the dualling of the carriageway.

The Chair thanked the proprietor for his input and reinstated Standing Orders.

STANDING ORDERS REINSTATED

Following discussion it was agreed that members had no objections to this application.

NO OBJECTIONS

WD/2009/0203/F 35A Greenleaf Gardens, Polegate. Conversion of loft space into habitable accommodation. New conservatory to rear. **Amended plans** accurately showing existing rear dormer window and **amended** second floor plan. Drwg. nos. 03A and 04C dated 18 February 2009.

NO OBJECTIONS

WD/2009/0225/OH Junction of A27 and Folkington Lane, Folkington. Re-conductor existing low voltage overhead line.

NO OBJECTIONS

WD/2009/0300/F 18A St. John's Road, Polegate. Two storey extension at side.

OBJECTIONS: 1. Overdevelopment
2. Out of keeping with the street scene

8455 Any other plans received prior to meeting

WD/2009/0274/F 4 Wannock Road, Polegate. Extension at rear and increase height of roof to form additional rooms in roof.

This item was deferred to allow members further consideration of the application.

8456 Planning decisions

Permissions:

WD/2008/2939/LDE Adjacent land (previously not part of the residential cartilage of Willow Cottage) now used to form extended garden.

Refusals:

WD/2008/2845/F Extension incorporating part of washeteria, maisonette above and redundant garage to form 2 bedroom house and 1 bedroom flat with shop space below. 3 Grand Parade, Polegate.

8457 Correspondence

1. Appeal allowed re. 36 Albert Road, Polegate – demolition of existing bungalow and erection of two semi-detached houses with off street parking – noted.
2. Invitation for 2 councillors to attend Wealden's Planning Conference on 30 March. It was agreed to ask Cllr. Wright if he would be available to attend with either Cllr. Carter or Cllr. Mrs Piper.
3. Final version of Wealden's Housing Strategy 2008 – 2013 – available in the office. Another copy to be obtained if possible.
4. Invitation to attend a Planning Information Day in Maidstone on 28 March – noted but no members available to attend.

8458 Planning updates and general information

1. Report from Cllr. Wright re. Local Development Framework Workshop – circulated and noted.
2. Members were reminded that there would be a six week window to allow Council to comment on the GVA Grimley Report and it was suggested that comments be submitted to the office.

3. The Chair also reminded members that a Masterplan update meeting was scheduled for 17 March prior to the General Purposes Committee meeting.

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