



Oakley & Deane Parish Council

Minutes of the meeting of the Planning Committee held on 2nd February 2017

Present: Mrs. Gavin (Chairman), Mrs. Bettridge, Mr. Bullions, Mr. Hewitt, Mr. Law and Mrs. Taylor (Borough Councillor).

1. Apologies

All members were present at the meeting. The clerk informed those present that Mr. Hooker had decided to come off the Planning Committee and everyone thanked him for his hard work whilst a Committee member.

2. Minutes of the meeting held on the 5th January, having been circulated to all members prior to the meeting, were approved by the committee and signed by the Chairman as a true record of the meeting.

3. Planning Applications

The following applications were discussed:

T/00012/17/TCA – 8 Rectory Road. Holly – remove top. Members had no comments and no objections.

17/00234/HSE - 16 Turnpike Way. Erection of single storey side extension. Members had no comments and no objections.

17/00243/HSE – 13 Pack Lane. Erection of a single storey rear link extension between existing house and pool and installation of photovoltaic panels on pool roof. Members had no comments and no objections.

17/00267/HSE – 11 Stour Road. Erection of single storey rear/side conservatory. Members had no comments and no objections.

4. The Committee noted the following decisions:

T/00515/16/TCA	Fell one crab apple, one conifer and one plum tree. 10 Rectory Road	Granted
16/04035/HSE	Erection of single storey front and rear extension. 11 Link Way	Granted
16/04463/HSE	Erection of two storey side extension, single storey rear extension, front porch roof and loft conversion to include rear dormer. 19 Highland Drive	Refused
16/04175/FUL	Demolition and replacement of existing concrete garage with a steel garage reusing existing concrete footings and hardstanding. St Leonard's Centre	Granted
16/04268/HSE	Erection of first floor side extension and single storey rear and front extensions. 60 Highland Drive	Granted

5. To consider any other planning issues:

- a) **62B Hill Road** – the clerk informed members that following a complaint, she had contacted the Enforcement team at BDBC as the residents of the property were running a business and had erected a sign outside the property, and that customers were parking on the neighbours' driveway and knocking on their door causing a disturbance.
- b) **Annual Parish Meeting** – Matthew Evans from BDBC Planning is attending the meeting and members proposed that his talk should include: Neighbourhood Plan use in determining applications – particularly in new builds, definition of boundaries, format of objections and comments, and enforcement. The clerk will give these points to Mr Evans. It was also agreed that the SLCC article on objections and comments should be made available on the website and also that the clerk would bring hard copies to meetings to give to any residents who wished to raise an objection to an application, to provide guidelines.
- c) **Paperless Planning** – following the BDAPTC meeting, it was agreed that the clerk should contact BDBC to offer to participate in the trial of paperless planning. We have not been notified yet if we have been selected as part of the programme. Members were advised that as yet, the details are not clear – for example, would all Planning Committees be given tablets? Would the clerk be provided with an A3 printer?
- d) **Land West of Beech Tree Close** – there is one month left before the detailed planning application needs to be submitted, but as yet, we have not seen anything
- e) **Beech Arms Lighting** – Mr. Law informed members that Mitchell and Butler had contacted him to say they were considering changing the lighting to the 'old' type, rather than the very bright lights that are currently in place, and Mr Law will continue to follow up with them.
- f) **Disabled Parking Bay at the Vale** – Mr. Law had confirmation from BDBC that there would be a cost of £150.00 to progress the request, the money being required to make an application to the Crown estate who are the owners of the land in question. The Chairman advised Mr. Law that this would have to be agreed at the next Parish Council meeting on 9th February.

6. Date of next meeting – 16th February 2017