

Minutes of the Extra-Ordinary Meeting Held Monday 8th March 2021

7.30pm via the 'Zoom' Video Conferencing Platform¹

Agenda Item	Description	Resolved
Present:	Parish Councillors Ian Dawson (Chair), Nick Dutt, Ian Haffenden, Harriet Martin, Richard Morris, Sue Morris, Edward Pascoe and Bernard Rust. Liz Gander (Clerk) and three members of the public.	
Open Forum:	One member of the public had attended to comment on item 4a on the agenda. They believed that the building which the application proposes to demolish never had planning consent in the first place. They also noted inconsistencies between the new barn approved for this property, and what has been put up.	
1	Apologies for Absence None noted as all members present.	
2	Declarations of Members' Interests a To receive declarations of interest from Councillors on items on the agenda b To receive (and grant if appropriate) written requests for dispensations for disclosable pecuniary interests	None noted.
3	Village Hall Improvement Project a <u>To discuss and agree the proposed 'letter of intent' to be sent to the selected contractor, pending the contract itself being signed.</u> Whilst everything is being finalised for the contract, the preferred contractor, Sunninghill Construction Limited, had requested a letter of intent giving them authority to spend up to £100k, to allow them to start placing orders, and hire in infrastructure for the site etc. As it is committed to entering into a contract with Sunninghill, the Parish Council agreed to the preparation of this letter, so that orders may be placed and the work is not delayed.	A letter of intent to be issued to Sunninghill Construction Ltd, giving them authority to spend up to £100k until the formal contract is signed.
4	Planning Matters a <u>LW/20/0868 – Clearview, Nursery Lane</u> - Demolition of existing workshop / builders yard and erection of 2 storey detached 4 bed dwelling with 2 bay carport. The Council resolved to object to this application on the following grounds: <ul style="list-style-type: none"> • The site is outside the planning boundary and not included within the Wivelsfield Neighbourhood Plan. • It is understood that the existing building did not have planning consent. As such the Parish Council considers that this application should be treated as a proposal for a new development on a new site, not viewed in 	To object on the grounds listed.

¹ In accordance with The Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020

		<p>the context of a new building replacing an existing one, since what is there should not have been there in the first place.</p> <ul style="list-style-type: none"> The adjacent bridleway is a <i>bridleway</i> and should not be a made-up road that continues to be extended for vehicular use. 	
	b	<u>Explanation as to why CIL is not due on the Somerset House, 14-unit development</u> – the Clerk read an email from Lewes District Council which explained this.	Noted.
	c	<u>Letter from Maria Caulfield regarding the Lewes Local Plan.</u>	Noted.
	d	<p><u>To discuss the potential impact of the Eton College land proposals for 3000 homes at East Chiltington and whether the Council wishes to submit comments about this within its response to the Lewes District Land Availability Assessment.</u> The Council was concerned about the coalescence of settlements that this proposal would bring, as well as the adverse impact of the additional traffic that it would create through local communities such as ours. The Council resolved to add the following comments to its submission to the Land Availability Assessment review:</p> <ul style="list-style-type: none"> Such a proposal would see the coalescence of Plumpton and Chailey, losing the distinctive character of the area There would be a hugely detrimental impact on the local road network. With the SDNP to the south, much of the traffic from the site would travel north, affecting surrounding villages including Wivelsfield, whose road network is already under strain Infrastructure to support such a large scale site simply doesn't exist. <p>Additionally, the Council resolved to submit three comments in response to Lewes District Council's consultation on its draft Land Availability Assessment Methodology.</p> <ol style="list-style-type: none"> There is no mention in the criteria about concerns around climate change and the importance of sustainable development in this context. The criteria make no distinction between large and small developments in terms of recognising the comparative impact that different capacity sites would have on infrastructure. Designated Green Spaces should be regarded as not available for development. 	<p>Agreed additional comments to be submitted to the Land Availability Assessment review.</p> <p>Agreed to submit three comments about the Land Availability Assessment Methodology.</p>
5		<p>Items for Noting or Inclusion on Next Agenda</p> <p>None noted.</p>	
6	a	<p>Date of Next Meeting</p> <p>Monday 12 April 2021 – Parish Council Meeting</p>	