

Long Man Parish Council Meeting 8 January 2024

Planning Update Report (decision notices received since last report are highlighted in yellow)

Long Man Parish Council (LMPC) Role in Planning

The Parish Council is invited by higher authorities to comment in one of three ways:

1. **“No comment”** This indicates that LMPC has no strong views either way on an application. This will be treated by the South Downs National Park Authority (SDNPA)/Wealden Parish Council (WDC) as a neutral comment, allowing it to determine the application either way (for approval or refusal) under delegated powers.
2. **“Object”** This indicates that LMPC has objections to the application and its submission to SDNPA/WDC should set out the reasons for objecting. In such circumstances, SDNPA/WDC can refuse planning permission under delegated powers, but will need to report the application to the Planning Applications Committee for determination if the officer recommendation is for **approval** and the **objection** received from the LMPC is based on reasonable and sustainable planning grounds.
3. **“Support”** This indicates that LMPC supports the application and its submission to SDNPA/WDC should set out the reasons for supporting. In such circumstances, SDNPA/WDC can refuse planning permission under delegated powers, but will need to report the application to the Planning Applications Committee for determination if the officer recommendation is for **refusal** and the **support** received from LMPC is based on reasonable and sustainable planning grounds.

Please see the Long Man Parish Council's website to view its Planning Policy www.longmanpc.org

South Downs National Park Authority

SDNP/23/04492/HOUS – Gardeners Cottage, The Street, Wilmington BN26 5SJ

Proposal: Erection of an extension
LMPC Comment: No Comment
Decision: **Application Approved**

SDNP/23/04397/FUL – Old School House, Folkington Lane, Folkington BN26 5SD

Proposal: Use of Annexe for visitor accommodation, external alterations, removal/installation of new roof lights, installation of air source heat pump, provision of cycle store and car parking, removal of existing shed and associated landscaping
LMPC Comment: LMPC asks that consideration be given to the current limitations of parking availability
Decision: Application in progress

SDNP/23/04095/HOUS – Home Farm Cottage, Folkington Lane, Folkington BN26 5SD

Proposal: Construct 2 dormer windows and external alterations
LMPC Comment: No Comment
Decision: **Application Approved**

SDNP/23/04158/HOUS – 12 Back Lane, Milton Street BN26 5RN

Proposal: Dormer window extension to rear elevation
LMPC Comment: No Comment
Decision: **Application Approved**

Consultation under the Town and Country Planning (Development Management Procedure England) Order 2015

<https://planningpublicaccess.southdowns.gov.uk/online-applications/>

Proposal: Erect single storey extension at rear
Location: Trek End, The Street, Wilmington BN26 5SQ
Grid Ref: Eastings:554619, Northings: 104807
LMPC Comment: Invited by 31 January 2024
Decision: TBC

Wealden District Council

WD/2023/2326/RF – New House Farm, Robin Post Lane, Wilmington BN26 6RP

Proposal: Part retrospective application for change of use from agricultural to car repairs (Class B2) with minor alterations

LMPC Comment: The council asks that its concerns be taken into consideration about the potential increase in traffic volume if the business is expanded. The Lane can only accommodate single lane access at any one time and the application doubles the capacity of its existing business.

Decision: Application in progress

WD/2023/2586/F – New House Farm, Robin Post Lane, Wilmington BN26 6RP

Proposal: Replacement dwelling

LMPC Comment: The council objects to the application on the grounds that it is not a **replacement** dwelling as described in the application – the council asks for clarification on the proposed new build – the plan shows a much larger foot print than the existing dwelling and it will not be built in the same position.

Decision: **Application Withdrawn**

WD/2023/2213/FR – Warren Farm, Thornwell Road, Wilmington BN26 6RL

Proposal: Part retrospective application for change of use of part of barn and adjoining land for educational and recreational facilities, plus construction of yurt.

LMPC Comment: No Comment

Decision: Application in progress

WD/2023/2965/F – Landing View, Lewes Road, Wilmington BN26 5RS

Proposal: Proposed raising of the roof/new first floor to the existing dwelling and erection of outbuilding to create home office to be located on land requiring change of use to residential.

LMPC Comment: No Comment, but would like the following observations to be considered by WDC Planning when making their decision:

1. The original approval in 2016, was for a two bedroomed single storey property. The plan of the existing home has three bedrooms.
2. There is concern about the impact on the landscape of a two storey property.
3. There are no plans included for the 'home office'. There is specific reference in the original approval to preventing two dwellings being built on the site, yet the outline size of the 'home office' appears to be large enough to potentially become another dwelling.

Decision: Application in progress

East Sussex County Council Rights of Way

Proposed Diversion of Public Footpath Long Man 13c, Windlebrook, Bayleys Lane, Wilmington BN26 6RT – Appendix 1

Proposal: Footpath 13c is recorded on the line shown A-B on the plan attached as Appendix 1. It is a narrow and uneven path running through the garden of Windlebrook and passing directly alongside the residential property. The diversion C-D-B is sought to move the footpath away from the residential property to a more even surface with an increased width. The diversion is proposed in the landowner's interests. Pedestrian gates conforming to BS5709 would be provided at points B and C.

LMPC Comment: Deadline 1 February 2024

Decision: Application in progress

Miscellaneous items

Milton Gate Stables:

A High Court Injunction was awarded on behalf of the Council in mid-March after a two day trial. Notices were served on the land and were also served on the property entrance along Milton Gate. The injunction will be posted online by the High Court but the summary is that they have to remove the access by 18th September 2023, they are required to remove the hardstanding and gate access and by 17 April 2024 to have reinstated the grass verge.

Update from WDC 04/01/24: The injunction is being complied with at this time. They have further steps to carry out prior to April but the site is being actively monitored. They have placed a 5-bar gate up but this is permitted development and does not appear to be being used as a vehicular access.