



BREDE PARISH COUNCIL

Draft Minutes of Brede Parish Council Planning Committee held Monday 21st August 2023 at 7.30pm at Brede Village Hall

Present: Councillors S Hampson (Vice Chair), J Allison, M Griffiths and R Oliver 56 members of the public.
Cllr Hampson took the Chair.

142 Apologies for absence – Cllrs Olson and Wey

143 Disclosures of Interests – None

144 Minutes

The minutes of the following meeting were considered

- a. Planning Meeting minutes from 25th July 2023 107/2023 - 112/2023. Cllr Oliver proposed that the meetings be signed as a true record of the meeting. This was seconded by Cllr Griffiths. All those present agreed.

145 Planning Applications for consideration

RR/2023/1081/P

Victoria Cottage, The Green, Brede Hill, Brede TN31 6EJ. Proposed entrance gates hung off existing pillars.

SUPPORT: Approval

RR/2023/1082/L

Victoria Cottage, The Green, Brede Hill, Brede TN31 6EJ. Proposed entrance gates hung off existing pillars.

SUPPORT: Approval

RR/2023/1507/P

Shear Lawn, Stubb Lane, Brede TN31 6EH. Proposed single storey rear extension, garage conversion to habitable living accommodation and hip to gable roof extension with dormers to improve first floor space.

SUPPORT: Approval

RR/2023/1181/P

Old Manor House, - land to the south of, Udimore Road, Broad Oak, Brede TN31 6DG. Outline: Erection of 15 dwellings and associated parking.

SUPPORT: Refusal

Reasons for Refusal

The site is outside the development boundary for Broad Oak.

The site is within the High Weald AONB.

- Highways Issues**
- a) **The road is not straight, as shown on the map, the access is actually on a bend.**
 - b) **The width of the road is a concern, two large vehicles already have difficulty passing, and can mount the kerb**

c) **Footpath safety for pedestrians. The current footpath is narrow and sloping.**

d) **Speed and amount of traffic. The data submitted is from 2016 and current traffic data shows that the road is considerably busier than suggested, further housing will increase the issues.**

e) **Speed data indicates that the speed limit is frequently exceeded.**

Pressure on Utilities, current water and electric supply in the Parish is already struggling.

Increased pressure on Local Services including Doctors surgery and Local School.

Impact on the Character of the Village, currently a ribbon development in this area.

Increased Light Pollution, from the density of housing.

Parking provision, not enough visitor and overspill parking provision.

Drainage and flooding – Concerns over increased flooding in the road which is already a problem.

Setting a precedent for further development of this type outside the AONB, outside the development boundary and not in keeping with the current layout of this area of the parish.

146 Other Planning Matters:

Planning Applications received since publication of this agenda: None

Planning Permissions granted by Rother.

RR/2023/1206/P BREDE St Elmo, Cackle Street, Brede, Erection of front porch
Planning permission granted subject to conditions.

Planning Permissions refused by Rother. None

Planning Appeals. None

147 Items to note or for future planning meeting. None.

With no further business, the meeting closed at 8.35pm