

ICKLESHAM PARISH COUNCIL

Draft Minutes of the Planning Committee Meeting held remotely at 6.15 p.m. on Monday 10th August 2020.

Present: Cllrs Ms Bradley, T Moore, P Turner, D Smedley, Mrs Stanford, N Warren (Chairman).
Members of the public were also present.

1 The Chairman opened the meeting at 6.16pm.

2 To record any apologies for absence. Apologies were received from Cllr Mrs Lyward.

3a The Chairman invited members of the public present to speak on matters on the agenda.

Mr John Hornig, Rye Harbour, spoke on item 5b on the agenda and outlined the history of problems relating to operations on the site, going back 2 years, including efforts made by residents to engage with the company in order to seek an amicable solution, regrettably unsuccessful. The local area, and in particular 5 households adjacent to the site are badly impacted by pollution from the site on three levels, noise, light and dust. The application to vary conditions allowing 24 hour operations would exacerbate an already intolerable situation. Residents have been in consultation with Rother Environmental Health. Mr Hornig advised of a current petition against the application signed by 675 people, that there were 115 objections on Rother's website and 160 members on a local Facebook page. BBC News South East had run an item on the evening news.

3b To receive any declarations of interest.

To receive any disclosure by members of personal interests in matters on the agenda, the nature of any interest and whether the member regards the interest as prejudicial under the terms of the Code of Conduct. Members are reminded of the need to repeat their declaration immediately prior to commencement of the item in question. Members should ask the Clerk for a Declaration of Interests form which must be completed and returned to the Clerk at the next convenient occasion. There were none.

4 To approve the minutes of the previous meeting of the 27th July 2020. *Approved.*

5a To resolve under Standing Order 7a to revisit the decision made at the last meeting in relation to application RR/2020/1044/P on the basis that the Committee, at that time, was not in possession of all relevant material facts. *Resolved.*

5b Subject to the outcome of 5a above, to consider the following application:

RR/2020/1044/P Churchfields Industrial Estate, Longrakespar Storage Lane, Rye Harbour

Variation of conditions 2, 6, 7, & 8 imposed on RR/2017/2541/P to alter the external materials, extend operating times and alter landscaping details.

Object on the basis of the impact extended hours will have on local residents, and the wider area, to increased levels of noise, dust and light pollution, along with the lack of a traffic assessment on the movement of additional heavy vehicles in Harbour Road and at the junction with the A259 into Rye.

6 To consider applications referred by Rother District Council since the previous meeting.

a) RR/2019/2849/P The Saltings, Rye Wharf, Harbour Road, Rye Harbour

Construction of new Industrial Unit known as A2 comprising a block of four self-contained start up business industrial units (flexible B2/B8 use) – retrospective. Regularisation of all changes to Industrial Unit A (now known as Unit A1), granted under planning permission RR/2013/1538/P, which is used for mixed B1 and B8 purposes. Erection of 3m high precast concrete wall separating the industrial units from the bulk aggregate storage areas – retrospective. Regularisation of the access road and parking facilities serving both Unit A1 and Unit A2. Revised proposals for landscaping to the area of Unit A1 and A2. Retention of aggregate storage area.

No objection subject to a satisfactory vehicle movement assessment.

b) RR/2020/1295/P Solpax, Morlais Ridge, Winchelsea Beach.

Proposed erection of two dwellings and conversion/addition of first floor to existing garage building to create a third new dwelling.

Object to additional dwellings on the basis of overdevelopment of the site in a Zone 3 flood risk area and concerns over increased load on the problematic local drainage infrastructure.

c) **ADDITIONAL INFORMATION/AMENDED PLANS AND/OR DESCRIPTION**

RR/2020/191/P The Saltings, Rye Wharf, Harbour Road, Rye Harbour

Construction of new industrial building known as Unit C comprising two self-contained business industrial units (Use Class B*).

Support approval.

d) **ADDITIONAL INFORMATION/AMENDED PLANS AND/OR DESCRIPTION**
RR/2020/229/P The Saltings, Rye Wharf, Harbour Road, Rye Harbour
 Construction of new industrial building known as Unit B comprising single self-contained business industrial unit (Use Class B8). Retention of 6m high precast concrete wall separating proposed industrial unit from aggregate storage area.
Support approval.

e) **ADDITIONAL INFORMATION/AMENDED PLANS AND/OR DESCRIPTION**
RR/2020/538/P The Saltings, Rye Wharf, Harbour Road, Rye Harbour
 Construction of new industrial building known a Unit R17 comprising two self-contained business industrial units (flexible B2/B8 use), and construction of electricity room.
No objection subject to a satisfactory traffic assessment addressing the issues raised by Highways.

7 Update on enforcement queries.

a) No. 4 The Five Houses, Winchelsea. *Reply from Rother’s Head of Planning and the lack of willingness to discuss matters were noted.*

8 Request to RDC for alternative to issuing an enforcement complaint when raising a query. Reports from Clerk & Cllr Turner awaited. *Cllr Turner felt there was no point in pursuing the issue as there appeared to be no flexibility from Rother Planning.*

9 Flyposting and updated.

a) To report any new fly or post tipping incidents in the parish. *It was noted that an A frame was on the road near the Winchelsea Lodge. Cllr Warren offered to provide a photo if it was still there the next day.*

10 Any late advised matters and update on those raised at last meeting. There were none.

11 Any Other business.

a) Decisions notified by RDC. Verbal update given on the applications below:

Reference	Location	Proposal	Status
<u>RR/2020/594/P</u>	Bay Tree Cottage, Main Road, Icklesham	Proposed infill rear extension and new roof with front and rear gables to provide first floor accommodation.	APPROVED CONDITIONAL
<u>RR/2020/525/P</u>	Ferry Cottage, Station Road, Winchelsea	Erection of detached single garage to replace existing. (retrospective)	APPROVED CONDITIONAL
<u>RR/2020/490/P</u>	11 Manor Close, Step A Side, Icklesham	Proposed single storey side extension with false pitch roof and roof lantern to form kitchen and lounge area along with internal alterations.	APPROVED CONDITIONAL
<u>RR/2020/463/P</u>	Sunnyside, Workhouse Lane, Icklesham	Formation of new access drive from Workhouse Lane to side of Holiday Let (Cartlodge).	REFUSED

b) Enforcement matters notified by RDC for information. There were none.

11 Date and venue of next meeting. Confirmed as Monday 24th August 2020 at 6.15pm via Zoom