

LOUND PARISH COUNCIL

PARISH COUNCIL PLANNING MEETING

Minutes of the Parish Council Planning Meeting held at Lound Village Hall
on Friday 14th July 2016 at 7:30pm

(Subject to amendment until signed by the Chairman at the next meeting)

Present: Peter Larcombe, Louis Smith (Chair) and Miles Thomas
John Burford – Clerk
2 members of the public

The Chair welcomed those present and introduced the meeting by reminding those present of the location of the Fire exits

1. Welcome and apologies.

Apologies had been received from Carl Ashpole, Judith Hobbs and Gayle Wales.

2. Planning Applications

The first is:

Proposal: Removal of Condition 2 of W11867/1 – Agricultural Dwelling –
No longer a requirement for an agriculturally restricted dwelling
in the locality

Address: Pine Lodge, Dorking Road, Lound

File ref: DC/16/2726/ROC

Observations by: **25th July 2016**

The Parish Council noted that this house has been offered for sale with the agricultural restriction since November 2015. There is no evidence that the property has been offered for rent with the agricultural restriction. The Parish Council does not consider that this length of marketing is sufficient to demonstrate that there is no longer a requirement for an agriculturally restricted dwelling.

The Parish Council also noted that a retrospective planning application ref DC/14/3374/COU was made in October 2014. This allowed a piece of field behind Pine Lodge to change from agricultural to domestic use, and allowed the retention of two wooden buildings.

Signed Chairman, Clerk, Date.....

16/14

A condition of the permission was that the buildings could only be used for purposes ancillary to the residential use of Pine Lodge. However this additional land and the two wooden buildings on it are not included in the sale particulars for Pine Lodge. It is not clear what will happen to these wooden buildings.

For these reasons Lound Parish Council are opposed to application DC/16/2726/ROC.

* * * * *

The second was:

- Proposal:** Prior Notification – Change of use from agricultural barn to residential
- Address:** Fermoy Store, Jay Lane, Lound
- File ref:** DC/16/1836/PN3
- Observations by:** **18th July 2016**

Lound Parish Council met on 14th July and noted that the barn proposed for conversion has no walls and a sheet metal roof which is to be removed. This will leave only the steel uprights, and the Parish Council do not accept that building a new residence incorporating just these uprights can be described as a barn conversion.

They also noted that the proposed residential building is on two storeys, so will involve the installation of a new floor at the first floor level. Although the permitted development rules allow for building work to be carried out on windows, walls and roofs, there is no mention of new floors.

Can you please confirm that this proposal falls within the permitted development rules given the amount of new building work required. If it is permitted development the Parish Council has no grounds to oppose it despite the fact that it will result in a new dwelling in a rural area where new houses would not normally be permitted.

The meeting closed at 20:20

Signed Chairman, Clerk, Date.....