



Oakley and Deane Parish Council

Minutes of the meeting of the Planning Committee held on 3rd January 2019

Present: Mr. Hewitt (Chairman), Mr. Bealing, Mr. Bullions, Mr. Law and Ms. Tofts.

1. Apologies

Apologies were received from Mr. Harding and from Mrs. Taylor (Borough Councillor).

2. **Minutes of the meeting held on 20th December**, having been circulated to all members prior to the meeting were approved by the Committee and signed by the Chairman as a true record of the meeting.

3. Planning Applications

18/03558/OUT: Land at Oakley Hall. Outline planning application for up to 33 dwellings with associated landscaping, open space, drainage and all other associated infrastructure (all matters reserved except access into the site). The members do not object to the application in principle, but have comments:

Road safety: members request that warning signs be erected along the B3400 warning of the likelihood of pedestrians in the road.

Bus stop: the existing bus stop hard standing needs to be enlarged and positioned further back from the road.

Width of access road: members felt that the width of the proposed road, being 9ft, was not sufficient for the large vehicles that would use it, not just in construction, but on-going (with deliveries to properties, to Oak Lodge etc) and recommend it is doubled in width with passing spaces.

18/03602/FUL: Cheesedown Farm. Erection of a grain storage building and new access. The members object to the application:

1. Proximity to dwellings: the proposed site is close to several dwellings and the noise from the dryers will cause nuisance to the occupants.
2. The site has been known in recent times to be affected by water pooling, and so there is potential both for damp to affect the grain store, and also for it to affect the neighbouring properties.

4. The Committee noted the following decisions:

18/02576/FUL	Installation of replacement lamppost light fittings. Beach Arms	Withdrawn
T/00429/18/TPO	T1 Copper Beech: Prune to leave the tree no smaller than 16m in height, with a canopy radius of no less than 8m. Crown raise to no higher than 2.5m above ground level. 27 St Johns Road.	Granted

5. To consider any other planning issues:

- a) Mr. Law informed members that the works at the Deane Gate were progressing.
- b) **DC Committee for 18/01394/FUL re 17 Sainfoin Lane:** Mr. Bealing will attend the site visit at 10.10am on 4th January and Mr. Hewitt will speak at the Committee meeting on 9th January.

6. Date of the next meeting was agreed to be Thursday 17th January 2019.

