

Seaton Valley Council

A Community Council

Minutes of the Planning Committee Meeting held on Monday 02 July 2018 at Seaton Valley Council Offices

The meeting started at 6.02 pm.

PRESENT:

Councillors: B. Burt (Chair), S. Stanners, L. Bowman and S Hartland

IN ATTENDANCE:

S Potts – Clerk and Responsible Financial Officer.

Members of the Public - 4

PL026/18 1. Apologies for Absence

Cllr Coulson was not in attendance.

PL027/18 2. Disclosure of Interests

There were no disclosures of interest.

PL028/18 3. Minutes of Last Meeting

The notes of the in quorate meeting held on 10 May 2018 were agreed and accepted as a true record of that meeting.

PL029/18 4. New Planning Applications

Four residents were in attendance to raise their concerns about Planning Application Number **18/02058/FUL – Provision of driveway gates, garden trellis, paving between gates, construction of rear porch canopy and front porch – 20 Franklin Drive, Wheatfield’s Estate, Seaton Delaval.**

Cllr Burt invited comments from the members of public and they nominated Mr Geoff Thompson of 18 Franklin Gardens to speak on their behalf.

In summary the residents’ concerns were;

- The driveway gates have already been constructed without planning permission – the gates are too high and when the gate entrance is in use it leads to the narrow road being blocked for long periods.
- The kerb outside of the gates has not been ‘dropped’ and as a consequence the pathway will become damaged in time.
- If the kerb is subsequently ‘dropped’ other traffic will not be able to park on this section of the narrow road and as a consequence parking in the area will become even more difficult than it is now. Moreover it will cause more cars to park close to the junction between Ambridge way and Franklin Drive, restricting the view of other road users.
- Similarly the trellis has also already been constructed without planning permission –

again the trellising is too high and has only been put in place to hide the applicant's caravan which is being parked on his property contrary to restrictive covenants in the property deeds.

- No concerns were raised about the proposed rear porch canopy or front porch which have yet to be constructed

Members had a lot of sympathy with the resident's views and agreed that the Council should submit its own objection to the application on similar grounds to those described above.

Members were particularly concerned that the applicants had installed the gates and trellis without planning permission showing a total disrespect for the planning process and the views of his neighbours. Members felt that two separate applications should have been submitted i.e. one for the retrospective elements and another for the works yet to be done.

Additionally, Members felt that Miller Homes hadn't acted well in this dispute by refusing to enforce the restrictive covenants relating to 'not allowing the parking of caravans on the property' unless the residents agreed to finance Millers' legal costs if their action failed. In this respect Members asked the Clerk to write to Miller Homes to raise the Council's concerns.

The residents then left the meeting.

Members then briefly reviewed all other outstanding planning applications but had no substantial comments or concerns to raise (on said applications) with the relevant case officers.

PL030/18

5. Dates of Future Council Meetings

2018	Committee/Council	Time	Venue
Wednesday 25 July	Full Council	7.00pm	Seghill Institute
Wednesday 19 September	Full Council	7.00pm	Seaton Sluice Community Centre
Wednesday 31 October	Finance & General Purposes	6.00pm	Seaton Delaval Council Offices
Wednesday 28 November	Full Council	7.00pm	Seaton Delaval Council Offices
Wednesday 12 December	Finance & General Purposes	6.00pm	Seaton Delaval Council Offices

The meeting closed at 6.45 pm.

Signed by the Chair:

Dated: