

**OUSDEN PARISH COUNCIL**

**Minutes of the planning meeting held on Wednesday 3<sup>rd</sup> January 2024**

**Parish councillors present: John Gale (Chairman), Edward Page-Turner, Sylvia Pettitt, Helyn Dudley, Geoffrey Ingham and Guy Holland Bosworth.**

**1. Acceptance of apologies for absence.**

No apologies were received.

**2. Declaration of Interest in items on the agenda.**

Sylvia Pettitt declared a non-pecuniary interest in both planning applications to be discussed as she is related to the applicants. It was resolved that she would be allowed to take part in the discussions and vote.

**3. Public session.**

No members of the public were present.

**4. To discuss the following planning applications:**

**a) DC/23/1951/FUL - Murben Barn, Dunstall Green Road, Ousden - agricultural building.**

It was resolved that Ousden Parish Council would object to this application because of the impact on the residential amenity of nearby properties (DM2) and specifically:

- A barn of this size will have a negative visual impact on the area and surrounding properties (10-20 properties). The size of the barn does not respect the scale, character, density and massing of the area.
- Environmental concerns about what will happen to run off from such a large roof and where the water will go. If the water mixes with animal waste there is a risk of surrounding ditches being contaminated. There is no information about where wash water will go when the barn is cleaned. The Planning Statement does not give sufficient information to address concerns relating to the environmental impact of this application. DM14 states that new developments should minimise all emissions and other forms of pollution (including light and noise pollution) and ensure no deterioration of either air or water quality.
- Dunstall Green Road is not suitable for the inevitable increase in lorry movements needed to remove the muck, move animals in and out and bring food in. Cattle being bed and breakfasted will also lead to additional movements. There is an existing restriction on this property relating to the movement of farm and commercial vehicles.
- The impact of noise and smell on neighbouring properties from the cattle, lorries and material handling machinery such as fork lift trucks. DM14 states that Development will not be permitted where, individually or cumulatively, there are likely to be unacceptable impacts arising from the development on the natural environment, general amenity and the tranquillity of the wider rural area. Ousden is a tranquil rural area where the farming is predominantly agricultural.
- The potential increase in rats and mice attracted to foodstuffs and animal waste.

**b) DC/23/1950/HH - Murben Barn, Dunstall Green Road, Ousden – Games Room.**

It was resolved that no objections would be made to this application.

**There being no further business the meeting closed at 6.35pm**

Signed: ..... Dated: .....