

**The Minutes of Brimfield & Little Hereford Group Parish Council planning meeting  
held virtually at 7.30pm on 6<sup>th</sup> August, 2020**

**Present:** Cllrs K Morgan, C Sandall, W Brick, M Painter, N Monk, P Denbeigh, B Davies, L Hyde, N Hyde  
In Attendance: Clerk, Mrs Karen Yates.  
Mr M Painter chaired the meeting.

- 1 **Apologies:** S Ingram, R Barber, D Swain, Cllr J Stone
- 2 **Declarations of Interest/requests for written dispensations**
- 3 **Open session:**
  - 3.1 **County Councillors Report.**
  - 3.2 **Local residents views.**

**4 Planning**

- 4.1 The following planning application had been received:  
202389 Agricultural buildings at Ryelands Farm, The Wood, Brimfield.  
Change of use of agricultural buildings to 4 dwelling houses (Class C3), and for building operations reasonably necessary for the conversion.

The Parish Council make the following comments:

The proposal is outside of the settlement boundary for Brimfield, it is in an isolated situation, as such this makes it unsustainable in terms of lack of access to facilities and contrary to BLH1 of the neighbourhood plan. Contrary to what is stated in the application, the road is not a quiet country lane. There are 13 properties/accesses along this lane from the main village to beyond the application site. They are a mix of businesses and dwellings and numerous large and small vehicles use it on a daily basis. It is also regularly used by walkers with dogs and families with children, cyclists and joggers. To add more traffic to this single track lane would be extremely dangerous.

We have concerns regarding the existing water supply which we understand is a pump system from an underground well – a private supply. This system would not sustain this proposal, foul sewage would need to be managed carefully so as not to contaminate the Brimfield Brook.

The design of the building, in particular the materials used, are not inkeeping with traditional building design principles and is therefore contrary to policy BLH8 of the neighbourhood plan.

**5 To raise matters for next scheduled virtual meeting. 16<sup>th</sup> September, 2020.**

The meeting closed at 7.50pm.

Signed ..... Date ..... Chairman