

Present

Councillors: S. Marley, C. Crosdil, S. Garley, R Calvert and S. Davies
Apologies were accepted: J Sired and V Finnegan

1. Minutes of the last meeting.

None.

2. Declaration of Interests

None

3. Members of the public

4. **Applications.**

DC/19/2583

**Demolition of existing redundant buildings and the construction of winery and tasting venue with associated landscaping, access and parking provision.
Mill Farm Hammerpond Road Mannings Heath RH13 6PG**

In addition to the comments made on 15th January, Colgate Parish Council strongly objects to this application:

The proposed development is in an Area of Outstanding Natural Beauty. The scale and nature of the development does nothing to enhance the area and we believe that it has not been demonstrated that there is a need for it, or that it is in the public interest if it should be allowed.

The Dutch Cape style building is out of keeping with the local area and is unsuitable for a site within the Sussex AONB and High Weald Landscape. Mannings Heath Golf Club already has a restaurant and there is no requirement for another in such a close proximity.

The local road network is unsuitable for the amount of traffic that this development will generate. If the site is accessed from Colgate via Grouse Road, the road is narrow and is unsuitable as there is a weak bridge with a 3 tonne weight restriction.

The traffic will be a danger to horse riders, walkers and cyclists on the narrow roads, which are single track in places. The out of date traffic review does not accurately reflect how many cyclists use Grouse Road, where there are groups of 10 to 20 cyclists regularly using the local road network. Unfortunately, West Sussex Highways do not appear to have reviewed how visitors will reach the development site, only how to enter/exit it.

The site is not sustainable, there are no footpaths and there are no buses.

The wine processing facility is an industrial development and not an agricultural development and would be more suitably placed on an industrial estate.

The proposed 10 meter high building will cause overlooking and unacceptable harm to the neighbouring properties. The proposed activities and operating hours on site will create an unacceptable level of nuisance and disturbance to local neighbours and is unsuitable for an AONB location.

5. Decision

None

Meeting closed at 6.50pm

Signed Date.....