

Steypning Parish Council



The Steypning Centre, Fletcher's Croft, Steypning,
West Sussex, BN44 3XZ

www.steyningpc.gov.uk

Telephone: 01903 812042

MINUTES OF THE EXTRA ORDINARY MEETING OF THE PLANNING COMMITTEE MEETING HELD ON MONDAY 12TH NOVEMBER 2018 AT 7.30PM AT THE STEYNING CENTRE

Present: Cllrs Hanson, Muggridge, Muncey, S Sullivan, Picking & Trundle

Members of the public: 3 Including Cllr G Sullivan

Clerk – Hazel Roxby

MINUTES

P18/71 APOLOGIES

71.1 There were apologies received from Cllr Pearcey

P18/72 DECLARATIONS OF INTEREST –

72.1 There was a declaration of Disclosable Pecuniary Interest from Councillor S Sullivan to item 73.3 as the application is for the development of her own property. A dispensation is in place for Cllr S Sullivan to be able to speak briefly about the application

P18/73 PLANNING APPLICATIONS

73.1 DC/18/2234 – 57 Kings Barn Lane – Erection of a two storey side extension.
Cllr Muggridge **proposed, seconded by Cllr Sullivan No Ojection.**
73.2 Agreed.

DC/18/2006 – Heron Farm, Horsebridge Common – Change of use from part agricultural and part stables building to 3 single storey dwellings and demolition of a redundant building to form car parking.

Cllr Muggridge **proposed, seconded** by Cllr Muncey **OBJECTION** – councillors noted the improved design of the dwellings, however the proposed development remains sited in a remote rural setting; an unsustainable location with poor access and far from any town/village and its facilities. This is contrary to strategic policies 2,3, 26 & 40 of the Horsham District Planning Framework. Agreed.

73.3 DC/18/2256 – 19 Newham Lane – Part demolition of existing dwelling, construction of a new 3 bedroom one and a half storey building.

Cllr S Sullivan answered councillors’ questions about her planning application under the rules of the dispensation agreed by F&GP Committee (May 2018), and left the room before the committee discussed the plans and agreed their response. (Cllr G Sullivan, seated as a member of the public, also left the room before the application was discussed).

Following a long discussion, Cllr Muggridge proposed, seconded by Cllr Trundle **OBJECTION** Cllrs acknowledged the design improvements incorporated in this application, however they are concerned that there is still no plan indicating the siting, layout & scale of the car parking arrangements in each dwelling (the original host dwelling – 4 spaces, and the new build – 2 spaces), nor any indication of the manoeuvring & turning space available to each to facilitate safe forward entry & exit to the highway, as required by WSCC Highways and to comply with HDC Local Plan policies 40 & 41. Cllrs noted the inclusion of privacy screens on the proposed rear balcony, however this design would still seem to result in overlooking and a loss of privacy for the neighbouring property, 18a Newham Lane. This fails to comply with Horsham District Planning Framework policy 33. (Cllrs suggested a “Juliet” style balcony may be more appropriate) Agreed.

P18/74 Date of Next Meeting
Monday 26th November 2018

The Chairman closed the meeting at 9pm

