

Steypning Parish Council



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MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON MONDAY 24TH JUNE 2019 AT 7.30PM AT THE STEYNING CENTRE

Present: Cllrs Rudkin, S Sullivan, Saunders and Young

Members of the public: None

Clerk – Hazel Roxby

MINUTES

P19/13 APOLOGIES

- 13.1** There were apologies received from Cllrs Trundle and Northam. Cllr Saunders to arrive later as delay by another meeting.

P19/14 DECLARATIONS OF INTEREST –

- 14.1** There was a declarations of interest from Cllr Bissett-Powell to item 17.4 as he was involved in the architectural process of the house.

P19/15 MINUTES – to agree and sign the minutes of the 20th May 2019

- 15.1** Cllr Bissett-Powell **proposed, seconded by** Cllr Sullivan that the minutes of 20th May 2019 be accepted as a true record. **Agreed.**

P19/16 MATTERS ARISING AND ACTIONS.

- 16.1** Following last month meeting the Article 4 letter received from HDC was an agenda item at the Full council meeting unfortunately there was no resolution made. Cllrs discussed 2 possible options of moving forward with planning protection within the conservation area, (a) To add to the parish councils current Conservation Area Document and ask HDC to adopt it, (b) to ask the NHP Steering Committee to include protection of the Conservation area within Neighbourhood Plan document. It was felt that a full council decision is required before moving this item forward.

P19/17 PLANNING APPLICATIONS

- 17.1 DC/19/1057 – 124 High Street** - Erection of a single storey timber outbuilding.
Cllr Bissett-Powell **Proposed, Seconded** by Cllr Sullivan **No Objection. Agreed.**
- 17.2 DC/19/1108 – Southdown House, Station Road – Surgery to 1 Horse Chestnut**
Cllr Young **Proposed, seconded** by Cllr Bissett- Powell **No Objection** subject to Horsham District Council's Arboricultural Officers advice. . **Agreed**
- 17.3 DC/19/1114 & 1115 – Chequer Inn, 41 High Street** – Change of use of storage barn to a 2 bedroom dwelling with minor interior and exterior alteration (LBC AND FULL PLANNING)
Cllr Bissett-Powell **proposed, seconded** by Cllr Rudkin **No Objection subject to satisfactory access to the proposed single car parking space. Agreed**
- 17.4 DC/19/1151 – Elmley House, Holland Road** – Fell 1 x Holly
Cllr Bissett-Powell **proposed, seconded** by Cllr Rudkin **No Objection** subject to the advice of HDC's Arboricultural Officer. Cllrs also suggest that a smaller variety of tree be planted to replace the felled tree. **Agreed.**
- 17.5 DC/19/1145 – The Gate House, Little Drove** – Extension of fencing line to enclose remainder of front garden in matching format, incorporating pedestrian gate
Cllr Sullivan **proposed, seconded** by Cllr Bissett- Powell **No Objection. Agreed.**
- 17.6 DC/19/1159 – Wappingthorn Manor, Horsham Road** – Alterations to three windows (LBC)
Cllr Sullivan **proposed, seconded** by Cllr Bissett-Powell **No Objection. Agreed.**

P19/18 LATE PLANS

- 18.1 DC/19.1233 – 1 Jarvis Lane** – Replacement of window and door to rear elevation with double door (LBC)
Cllr Young **proposed, seconded** by Cllr Rudkin **Strong Objection to this application**
Cllrs feel the design is inappropriate and unsympathetic for a grade 2 listed building in the Conservation Area. Agreed.
- 18.2 DC/19/1260 – Steyning Post Office, 44 High Street** – installation of an external stair for access to domestic accommodation above Steyning Post Office.
Cllr Bissett-Powell **proposed, seconded** by Cllr Young **No Objection. Agreed**

P19/19 ENFORCEMENT NOTIFICATIONS

- 19.1 Robins Wood** - A Breach of Condition notice was issued on 14th February. Cessation of the use of the building for habitable accommodation should be by August 2019. A Certificate of Lawful Development – Existing has been submitted by the applicant. The Parish Council objected to the application.
HDC has informed that the Authority has sought a legal opinion in relation to the above application and is still testing the evidence submitted in relation to the

relevant tests of S.171B of the Town and Country Planning Act 1990. It is hoped that a response will be received soon.

- 19.2 Untidy Land Notice (s215)** at the Chalk Pit, Newham Lane – HDC are working with the SDNP Enforcement team and will be looking to serve an enforcement notice on the land.

A Planning Compliance Officer, has informed that HDC are intending to serve an enforcement notice on the site, however this needs to be escalated to a senior Compliance Officer.

P19/20 PLANNING DECISIONS FROM HDC

Agreed

- 20.1 DC/19/0572 - 41 Hills Road** - Erection of a ground and first floor rear extension and front porch
- 20.2 DC/19/0638 - The Coach House Sheep Pen Lane** - Installation of a front door
- 20.3 DC/19/0690 - Gatewick Church Lane** - Fell 1 x Ash
- 20.4 DC/19/0170 - Alderwood Ponds Horsham Road** - Change of use of part of existing building to provide overnight accommodation for use by Bailiffs for the supervision of Anglers and fisheries.
- 20.5 DC/19/0279 - 28 Kings Barn Lane** - Surgery to 1 x Ash and 1 x Pine
- 20.6 DC/19/0894 - Steyning Post Office 44 High Street** - Installation of an external stair for access to domestic accommodation above Steyning Post Office (Listed Building Consent)
- 20.7 SDNP/19/01578/CND - Highfields Cottage , Bostal Road** Removal / Variation to condition 1 on previously approved
(Erection of replacement two storey, three bedroom family home with basement accommodation and garaging on the site of the existing Highfields Cottage)
Relating to the installation of a pool to basement
- Refused**
- 20.8 SDNP/19/01527/OUT – Mount Park, High Tor, Bostal Road** – Outline application of the erection of 1 new dwelling all matters reserved except for access.
- 20.9 DC/19/0163 - 69 Kings Stone Avenue** -Erection of a first floor rear extension

P19/21 CORRESPONDENCE/INFORMATION

21.1 Cllr Rudkin declared an interest to this item

HDC have inform of a dismissed Appeal decision of DC/18/2066 – Land at Heron Farm – Horsebridge Common - For re-use of a former agricultural and equestrian building to form three x two bedroom properties and demolition of a redundant building to form car parking

Cllr Saunders arrived to the meeting.

P19/22 Date of Next Meeting

- 22.1 Monday 22nd July 2019 at 7.30pm**

The Chairman closed the meeting at 8.20pm

