

Dear Councillor

Committee Members are summoned to attend the **MEETING** of the **Planning & Environment Committee** to be held on **Thursday 1st April 2021 at 7.30pm** via Microsoft Teams Video Conferencing.

Members of the public have a right to and are invited to attend the virtual meeting using Microsoft Teams. If you wish to attend, please email office@hurstpierpoint-pc.gov.uk before 4pm on 1st April 2021 to be sent an electronic invitation.

Sarah Groom CLERK TO THE COUNCIL

Committee Membership: Cllr Martin Machan (Chair), Cllr Tony Lank (Vice-Chair), Cllr Michael Avery, Cllr David Evans, Cllr Julia Shorrocks, Cllr John Lowman, Cllr Seth Jee, Cllr Bob Sampson, Cllr Allan Brown, Cllr Peter Griffiths.

AGENDA

- 1. Apologies for Absence:** To receive and accept apologies for absence.
 - 2. Declarations of Interest:** To receive and note any declarations of interest
 - 3. Minutes of the Planning & Environment Committee held on 4th March 2021:** To receive and accept the minutes
 - 4. Matters arising from the Meeting of the Planning & Environment Committee held on 4th March 2021:** There were no matters arising.
 - 5. Adjournment for questions from the public:** The Committee is to consider whether to adjourn the Meeting in accordance with Standing Orders, in order to receive questions from members of the public.
 - 6. Planning applications delegated to Committee Chair and Vice-Chair in accordance with Minute P17/048:** (The decisions of the Chair and Vice-Chair will be reported to the meeting.) The Committee is asked to note:
 - 6.1 63 Wickham Hill Hurstpierpoint Hassocks West Sussex BN6 9NR. DM/21/0677.** Variation to condition 2 relating to planning application DM/20/2964 to replace the approved plans as the scheme has been reduced in size.
 - 6.2 1 South Avenue Hurstpierpoint Hassocks West Sussex BN6 9QB. DM/21/0621.** Erection of a wooden summerhouse at the rear of garden.
 - 6.3 41 Orchard Way Hurstpierpoint Hassocks West Sussex BN6 9UB. DM/21/0820.** Loft conversion with rear dormer and front rooflights to create first floor. Demolition of existing conservatory with replacement single storey rear extension. Lawful Development Certificate.
 - 6.4 34 Nursery Close Hurstpierpoint Hassocks West Sussex BN6 9WA. DM/21/0914.** Ground floor extension to rear of kitchen with internal alterations to create kitchen/dining/living area and conversion of garage to create an additional bedroom and bathroom.
 - 6.5 24 Western Road Hurstpierpoint Hassocks West Sussex BN6 9TA. DM/21/0917.** Single storey mono-pitched side extension.
 - 6.6 5 Lynton Close Hurstpierpoint Hassocks West Sussex BN6 9AN. DM/21/1084.** Single storey rear extension.
 - 7. Planning applications - Committee decision:** The Committee is asked to consider the following and make RECOMMENDATIONS to the Planning authority:
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7.1 Pakyns House Albourne Road Hurstpierpoint Hassocks West Sussex BN6 9ET. DM/21/0764. Demolition of an existing barn and the erection of one detached dwelling together with permeable driveway and associated hard and soft landscaping works.

7.2 Ailsa Craig Abberton Field Hurstpierpoint Hassocks West Sussex BN6 9QD. DM/21/0835. T1 - Conifer, remove to ground level to allow replanting.

7.3 Hampton Lodge 2 Hassocks Road Hurstpierpoint Hassocks West Sussex BN6 9QN. DM/21/0833. T1 - Yew, reduce canopy by 2 meters, T2 - Yew, reduce canopy by 2 meters, T3 - Holly, bracing placed on tree to prevent uprooting, T4 - Yew, reduce south canopy by 2 meters, T5 - Field Maple, remove to ground level, T6 - Field Maple, reduce west side by 4 meters

7.4 The Stables Pookbourne Lane Sayers Common Hassocks West Sussex BN6 9HD. DM/21/0801. Change of use of office to holiday let.

7.5 Cemetery South Avenue Hurstpierpoint Hassocks West Sussex BN6 9QB. DM/21/0867. Lime (T1-T6) - re-pollard. Willow (T7 & T8) - reduce crown by 3m.

7.6 Hurstpierpoint College College Lane Hurstpierpoint Hassocks West Sussex BN6 9JS. DM/21/0904. Extension to St Johns House at Hurstpierpoint College to form twenty new boarding rooms with associated facilities.

7.7 91 Cuckfield Road Hurstpierpoint Hassocks West Sussex BN6 9RS. DM/21/0907. Extension to side and rear with room in the roof conversion and garage conversion.

7.8 Hurst Wickham Barn College Lane Hurstpierpoint Hassocks West Sussex BN6 9AD. DM/21/0994. Details approved for access to allow for the implementation of planning permission DM/17/0948 as extended by DM/20/3713 have begun. Lawful Development Certificate.

7.9 Geniefa Cuckfield Road Hurstpierpoint Hassocks West Sussex BN6 9LL. DM/21/0647. Proposed roof extension over existing double garage and over part of existing first floor rooms, proposed plant room, and garden store, with lean-to pitch roof over. Proposed new solar panels to new roof extension south roof slope (permission for existing solar panels on existing south and east roof slopes, installed in 2015). Amended plans received 17.03.2021 showing change to roof form, reduction in height and scale of extension and removal of side dormer window.

7.10 Mishon Mackay 106 High Street Hurstpierpoint Hassocks West Sussex BN6 9PX. DM/21/0968. Conversion of upper floor offices into 3 self contained flats with natural daylight to all habitable rooms.

7.11 Kingsland Laines Reeds Lane Sayers Common Hassocks West Sussex BN6 9JG. DM/21/1062. Reserved matters application (pursuant to outline planning permission 12/01540/OUT) relating to matters of appearance, landscape, layout and scale for the construction of a 70-bedroom care home and associated car parking, waste and recycling store, cycle store, foul and surface water drainage, landscaping and tree works, boundary treatments, garden structures, greenhouse and garden shed.

7.12 Star House Hurstpierpoint College College Lane Hurstpierpoint West Sussex. DM/21/1096. Replacement of a number of windows/doors to Star House and Star Link buildings. Listed Building Consent.

7.13 Star House Hurstpierpoint College College Lane Hurstpierpoint West Sussex. DM/21/1093. Replacement of a number of windows/doors to Star House and Star Link buildings.

8. Licensing Applications - The Committee is asked to consider the following and make RECOMMENDATIONS to the relevant authority:

8.1 Wolstonbury Farm, New Way Lane, Hurstpierpoint, West Sussex, BN6 9BB. LI/21/0185. New Premises Licence.

8.2 The Horse Inn Hurst Albourne Road Hurstpierpoint West Sussex BN6 9SP. LI/21/0212. Provision of outside bar.

9. MSDC Planning Decisions: (All as H&SCPC recommendation, except where noted).

9.1. Granted: to note permissions granted by MSDC:

- a) 4 The Sycamores Sayers Common Hassocks West Sussex BN6 9XP. DM/21/0157. Replacement of existing conservatory roof with new flat roof and roof lanterns. Raise half height walls, new windows, door and parapet walls.
- b) Naldretts Farm Pookbourne Lane Sayers Common Hassocks West Sussex BN6 9HD. DM/20/3040. Demolition of existing fire damaged building and erection of replacement dwelling. Repair and re-build of Piggeries and Barn. Re-build barn to form garage/workshop/store (Amended plans received on 2 December 2020 and updated Ecology report received on 11 December 2020) (Amended plans showing new internal wall to enclose courtyard received on 2 March 2021)
- c) Fieldside Hassocks Road Hurstpierpoint Hassocks West Sussex BN6 9QW. DM/21/0185. Ash tree - Fell. Sycamore tree - crown lift to remove the lower branch and reduce the crown by 20%.
- d) 117 College Lane Hurstpierpoint Hassocks West Sussex BN6 9AF. DM/21/0084. To remove the restrictions of condition No: 2 -To allow for external solar lighting of horse exercise arena. **(HPP&SC PC recommended refusal)**
- e) 6 The Sycamores Sayers Common Hassocks West Sussex BN6 9XP. DM/21/0121. Proposed single storey pitched side extension. (Amended plans and elevations to omit junction detail between houses. 05.02.2021)
- f) Bridgers Farm Langton Lane Hurstpierpoint Hassocks West Sussex BN6 9HA. DM/20/3882. Change of use from agriculture buildings to form flexible commercial use and associated external alterations to the buildings. Amended plans received 28/01/2021 revising red edged area of application site removing buildings 1 and 2 from the proposal, and the stable doors to building 4 to remain. **(HPP&SC PC recommended refusal)**
- g) Bridgers Farmhouse Langton Lane Hurstpierpoint Hassocks West Sussex BN6 9HA. DM/21/0218. Proposed new garage with studio in roof void. New access to Langton Lane. New rear orangery and internal alterations to include removal of secondary rear staircase.
- h) Bridgers Farmhouse Langton Lane Hurstpierpoint Hassocks West Sussex BN6 9HA. DM/21/0219. Proposed new garage with studio in roof void. New access to Langton Lane. New rear orangery and internal alterations to include removal of secondary rear staircase.
- i) South Lodge South Avenue Hurstpierpoint Hassocks West Sussex BN6 9QB. DM/20/3522. Replace a single storey garage and store with a new two storey garage with dormer windows and an attached bin store. Arboricultural report and tree protection plan received 08.02.2021.
- j) 19 High Street Hurstpierpoint Hassocks West Sussex BN6 9TT. DM/21/0253. Remove old and damaged render from the front of the property and re-render.
- k) White Oaks London Road Sayers Common Hassocks West Sussex BN6 9HT. DM/21/0283. Proposed outbuilding with a pitched roof, comprising home gym, office and shower room. (amended plans received 02/03)
- l) Hampton Lodge Cottage Brighton Road Hurstpierpoint Hassocks West Sussex BN6 9EF. DM/20/4518. Single storey extensions to front and rear.
- m) Land South Of A2300 Gatehouse Lane Goddards Green West Sussex. DM/20/3614. Variation of condition 18 of application DM/20/3649 to provide a further 15,000 sqm capable of being occupied for Class B8 purposes. **(HPP&SC PC recommended refusal).**
- n) Oak Tree St Georges Lane Hurstpierpoint Hassocks West Sussex BN6 9QU. DM/20/4625. Two storey side extension with associated internal alterations and reinstating integral garage and a new front porch. (Description updated 18.01.2021) (Revised plans received 23.02.2021)
- o) Bankyfield 21 Hassocks Road Hurstpierpoint Hassocks West Sussex BN6 9QH. DM/21/0602. T1 - Beech, Fell

9.2 Refused: to note refusals by MSDC:

- a. Field to The South of New Way Lane, Randiddles Close, Hurstpierpoint, West Sussex. SDNP/21/00476/APNB Sussex Oak Barn with hip ends and traditional clay-tiled roof. (Decision issued by SDNP - Prior Approval Required and Refused – Full application required)

9.3. Withdrawn: to note withdrawn applications:

No notifications received.

9.4 Appeals: to note planning appeals:

No notifications received.

1. The Planning Authority is Mid Sussex District Council or South Downs National Park Authority who have the final decision on whether planning permissions are granted or refused.
2. The Parish Council is a Statutory Consultee, which means that MSDC or SDNPA must ask for its opinion and take it into account, but not necessarily follow its recommendation. (The Planning Authority can grant permission against the wishes of the Parish Council.)
3. The Parish Council has delegated its decision-making to the Planning Committee, which is authorised to express the Council's view. /
4. The Committee should take account of local planning policies, as detailed in the MSDC Local Plan (2004), Neighbourhood Plan PARISH 2031 and the Mid Sussex Design Guide 2020. It can also take guidance from the Parish Council's Design Statement.
5. Members of the public attending Committee meetings are given the opportunity to speak on matters on the agenda but should follow the procedures set down in the Council's Standing Orders.

Protocol for filming and recording at public meetings: The Council has a protocol for public filming, recording and photography at its meetings, which is available on the Council's website or on request at the Parish Office.
