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Village Centre
Trinity Road
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West Sussex BN6 9UY

MINUTES of the meeting of the **Planning Committee**, held on Monday 6th January 2025 at 7.30 pm at Conference Room, Village Centre, Trinity Road, Hurstpierpoint.

Committee Members present:

Cllr Julia Shorrocks (Chair)	Cllr Michael Avery
Cllr Helen Bedford	Cllr Susan Dyke
Cllr Barry Forster	Cllr Sarah Baldey
Cllr David Evans	Cllr Lindsay Thompson
Cllr Bob Sampson	

Also present: Viv Aloy, Assistant Clerk.

P24/25.069 Apologies for Absence: Apologies were received and accepted from: No apologies were received.

P24/25.070 Declarations of Interest: There were the following declarations: Cllr Evans declared a non-pecuniary interest in item 6.9

P24/25.071 Minutes of the Planning Committee meeting held on 2nd December 2024: The committee reviewed the minutes, and it was:

RESOLVED: That the Committee **AGREED** the Planning Committee minutes of 2nd December 2024.

P24/25.072 Matters arising from the Meeting of the Planning Committee held on 2nd December 2024. There were no matters arising.

P24/25.073 Adjournment for questions from the public: Members considered whether to adjourn the meeting in order to receive questions from members of the public in attendance. No members of the public present.

P24/25.074 Applications - Committee decision: The Committee considered the following and made **RECOMMENDATIONS** to the Planning authority:

1) 43 Cuckfield Road Hurstpierpoint BN6 9RW. DM/24/2528. Proposed rear extension to dining room with a rear dormer. Front and side extensions to form new porch (amended description 02/12)

RECOMMENDATION: Committee notes that permission already granted.

2) Pellings Barn Mill Lane Sayers Common DM/24/2913. Prior Notification application for the change of use of a building from agricultural use to residential (C3) with associated operational development.

RECOMMENDATION: As per our previous comments on this application, our recommendation is that MSDC should refuse permission at this time on the grounds that a full planning application should be submitted, to include evidence of specific mitigation measures in relation to the flood risk and surface water drainage.

3) Land South Of Contego Safety Wearmaster House Malthouse Lane Hurstpierpoint BN6 9LA. DM/24/2932. Proposed variation of condition 17 relating to planning application DM/21/1118 to allow 24 hours access to the site for 365 days a year with no exceptions. (Amended application form received 12/12/2024 correcting site address).

RECOMMENDATION: Our recommendation is that MSDC should give permission, but with further conditions exactly matching the access requirements as requested in the application, i.e. no more than 3 deliveries a night, in small vans only (suggest maximum of 3.5-tonne) and access only from the Jane Murray Way end of

Malthouse Lane.

4) White Horse Lodge Furzeland Way Sayers Common BN6 9JB. DM/24/2983. Replacement of Existing Container with New.

RECOMMENDATION: Our recommendation is that MSDC should give permission.

5) White Oaks London Road Sayers Common BN6 9HT. DM/24/2787. Conversion of garden room to residential annex.

RECOMMENDATION: Our recommendation is that MSDC should give permission, but with the condition that the annex remain tied to the house.

6) 7 Maude Singer Way Hurstpierpoint BN6 9GF. DM/24/2942. Proposed ground floor rear extension.

RECOMMENDATION: Our recommendation is that MSDC should give permission.

7) 28 Iden Hurst Hurstpierpoint BN6 9XZ. DM/24/3096. Proposed part single and two storey extension to front elevation.

RECOMMENDATION: Our recommendation is that MSDC should refuse permission on the grounds that this application constitutes over development of the plot and loss of light for the property next door.

8) 26 Gothard Green Way Goddards Green BN6 9ZJ. DM/24/3000. Certificate of Lawfulness of Proposed Use or Development for Class E(g)(iii) light industrial use together with secondary Class E use of kart track and associated car parking.

RECOMMENDATION: No Comment.

9) Ladymead Nursing Home Ladymead Albourne Road Hurstpierpoint BN6 9ES. DM/24/0845. Change of use from residential care home (Class C2) to children's day nursery (Use Class E(f)) at ground floor, with 5 No. new residential flats above. Alterations to access. Increased parking provision. (Updated plans and further information received 30.10.2024, 13.11.2024, 14.11.2024, 20.11.2024 and 13.12.2024).

RECOMMENDATION: Committee acknowledges the concerns from members of the public but finds no grounds for further comment.

10) 3 Highfield Drive Hurstpierpoint BN6 9AT. DM/24/3057. Proposed ground and first floor rear extension, first floor front extension, front porch and part garage conversion into a habitable room.

RECOMMENDATION: Our recommendation is that MSDC should give permission.

11) 1 Wintergreen Way Sayers Common BN6 9ZQ. DM/24/2330. Two storey side extension to be used as annex. Flood Risk Assessment received 23.12.2024.

RECOMMENDATION: No further comment

P24/25.075 Information Items – Tree Applications. The committee noted the following applications:

1) Hurst Gardens Hurstpierpoint BN6 9ST. DM/24/2931. Oak (T1) - raise crown on South side to give 1.5m clearance above apple tree, pruning back secondary growth only - to allow more light to the suppressed apple tree beneath. Tree Surgery.

2) Colwood Halton Shaws Hurstpierpoint BN6 9QR. DM/24/2952. Robinia (T1) - Reduce crown by 3m on all aspects. Silver birch (T2) - Reduce crown by 2m on all aspects. Trees in a Conservation Area

P24/25.076 Enforcement Action – The committee noted the following updates:

No notifications received.

P24/25.077 MSDC Planning Decisions: (All as H&SC PC recommendation, except where noted).

(1) Granted: The Committee noted permissions granted by MSDC:

- a) Littleway West Furlong Lane Hurstpierpoint BN6 9RH. DM/24/0792. Front extension with new pitched roof, new rooflights, replacement grey roof tiles, addition of solar panels, fenestration alterations, addition of zinc cladding to existing rear dormers, re-landscaping frontage, new parking to front drive, new Air Source Heat Pump, and addition of timber cladding. Supporting Tree Report received 26.09.2024 and Amended Plans including design amendments received 01.10.2024.
- b) Gatehouse Hub Neaves Park Goddards Green BN6 9ZN. DM/24/2459. Erection of Brick Electricity Substation.
- c) 80 Nursery Close Hurstpierpoint BN6 9WA. DM/24/2668. English Oak - prune back limbs on southern side of canopy by 2-3m back to lateral growth points.
- d) Pooh Corner St Georges Lane Hurstpierpoint BN6 9QX. DM/24/2656. DM/24/2656. Reduce Beech (T1) by up to 2.5m on the side overhanging the driveway of Bee Cottage. Remove lowest branches near driveway entrance to improve visibility and balance look of lower canopy of the group.
- e) Burgess Hill Burial Ground Jane Murray Way Burgess Hill West Sussex. DM/24/2838. Non Material Amendment to application HP/00/02576/FUL - to add a condition to allow amendments to the approved plans.
- f) 100 College Lane Hurstpierpoint BN6 9AJ. DM/24/2587. Demolition of rear single storey additions, Proposed erection of new front porch and rear extensions, loft conversion and side dormer extension to form first floor living accommodation. Extension of garage and raised roof structure. Internal reconfiguration and external remodelling to include change of materials and fenestration. (amended floor plan received 04/12).
- g) Tree Adjacent To 9 Percy Saunders Drive Hurstpierpoint BN6 9RL. DM/24/2803. (T1) Sycamore - Crown lift the 5 lowest branches that are hanging over the house.
- h) 6 Cuckfield Road Hurstpierpoint BN6 9RU. DM/24/2816. Oak Tree (T1) Reduce Crown by 2-3 metres.

(2) Refused: The Committee noted refusals by MSDC:

- a) Maltings Farm Malthouse Lane Hurstpierpoint BN6 9JZ. DM/24/2467. Creation of walled garden, new tree planting and landscaping (part-retrospective). **(H&SC PC recommended approval)**

(3) Withdrawn: The Committee noted withdrawn applications:

No notifications received.

(4) Appeals: The Committee noted planning appeals:

- a) Hautboyes New Way Lane Hurstpierpoint BN6 9BD.SDNP/23/00070/REFCLU. Use of land as residential garden. **(Appeal dismissed by SDNP)**
- b) Maltings Farm Malthouse Lane Hurstpierpoint BN6 9JZ. AP/24/0046. Retrospective application for the creation of a new walled garden. (Landscaping and supporting information received 17.04.2024)
(Appeal Dismissed)

There being no other business the meeting closed at 20:35.

Chairman