

SOUTHWATER PARISH COUNCIL

The Minutes of the **PLANNING COMMITTEE** Meeting held on Thursday, 5th December, 2013 in the Council Chamber, Beeson House, Southwater commencing at 7.30 p.m.

Present: **Chairman:** **Mr L. Apted**

Mrs S. Alway
Mr G. Cole
Mr M. Neale

Mr P. Buckley
Mrs P. Flores-Moore
Mr B. Sunderland

Clerk: **Mrs. C. Tobin**

County Councillor: **Apologies**

District Councillors: **Apologies**

Press: **Not present**

Members of the Public: **None**

P114/12/13 PUBLIC PARTICIPATION

Mr Apted asked those present to turn off their mobile phones for the duration of the meeting, unless in an emergency, when they should go through the chair. In the event of a fire alarm sounding, everyone should evacuate the building via the exits indicated.

There was no member of the press present.

The Clerk stated that previously she believed Mrs.Alway had reported further fencing appearing close to 115 College Road, a matter previously reported to Planning Enforcement. Unfortunately, whilst Mrs.Alway was to provide locations this had not been forthcoming. Mrs.Flores-Moore indicated that she would have a look on her way home and report to the Clerk.

Mr.Cole stated that a resident had approached him regarding trees to the rear of York Close close to the small bridge to Little Bridges Close with regards to ownership of the trees. The Clerk stated that she may know the residents concerned and there had been previous communication with the residents about land ownership but suggested that if they had continuing concerns they contact her office. The Clerk stated that the footway was a public footpath, however, it was not known who owned sections of trees.

P115/12/13 APOLOGIES

There were apologies received and noted from Mr Diamond, Mrs.B.Varley and Mr Watkins.

There were no apologies received from Mrs.Alway.

P116/12/13 DECLARATIONS OF INTEREST

There were no declarations of interest at this point.

P117/12/13 MINUTES

It was PROPOSED and RESOLVED by all present that the Minutes of the Planning Committee meeting held on Thursday, 7th November 2013 be accepted as a true and correct record of the meeting.

P118/12/13 CHAIRMAN'S ANNOUNCEMENTS

There were no announcements.

P119/11/13 CORRESPONDENCE

The Clerk reported the following correspondence:

CPRE Sussex Review Magazine

The Deputy Clerk has already copied and circulated two articles which may be interest to Councillors, one on the Mayfield new town proposals, and one with a map of Sussex showing all major development proposals, Southwater included. The magazine is in the office should any Councillor wish to read it in its entirety.

Councillors NOTED the information provided.

CPRE Donation Request

CPRE has written to seek a donation towards a fighting fund to defend the Mayfield new town proposals. Councillors agreed that it would not be possible in the circumstances to donate monies to this fighting fund this being outside of the Council's immediate area.

Councillors DECLINED to provide a donation in this instance, this being outside of the Council's immediate area of responsibility.

Land to the rear of Londis

The Clerk has been copied into information concerning pre-application advice that HDC planning department has given relating to proposals for the erection of three dwellings to the rear of Londis, in Worthing Rd.

Members noted this information.

P120/12/13 HORSHAM DISTRICT COUNCIL PLANNING FRAMEWORK

The Deputy Clerk has ascertained that the report on the consultation results is indeed going to the District Council meeting on 11th December. The Clerk will be attending this meeting in the public gallery.

P121/12/13 NEIGHBOURHOOD PLAN

The letters inviting local businesses and community groups to put forward representatives for the Steering Group has now gone out, with the majority being

delivered by hand.

Members NOTED this information

P122/12/13 TREE PRESERVATION ORDERS AND OTHER TREE MATTERS

Nothing to report.

P123/12/13 PUBLIC OPEN SPACE

Skate Park

The contractor is back on site to carry out refurbishment works to the platform at the County Park end, and to replace the barrier at the top of the platform with solid panels. Mr.Cole asked whether a risk assessment had been completed; the Clerk responded that a risk assessment had been completed taking into account all the potential risks.

P124/12/13 HIGHWAYS, DRAINAGE, STREET NAMES, FOOTPATHS AND RIGHTS OF WAY

Nothing to report.

P125/12/13 REPLACEMENT OF FINGERPOSTS AND DIRECTIONAL SIGNAGE

This matter dates back to 2010 when the County Council advised that it would no longer fund the replacement of fingerposts. Parish Councils were invited to pay for replacement signs, and there was limited grant funding available.

One sign identified at the time as being in need of replacement was at the junction of Marlpost Rd, and Two Mile Ash Road. In the early part of 2011, replacement costs for this sign was between £885 and £1070 plus VAT.

This Council decided against paying for signage, and passed the project to Southwater Action Team for it to source funding. The Deputy Clerk briefed a member of SWAT accordingly (*Peter Kindersley (SWAT) in May 2011*)

As SWAT did not progress this project, the Deputy Clerk asked the then Local Highways officer to replace the sign with a metal version in spring of this year. After this time, the Highways department was re-organised and the officer moved on.

Itchingfield Parish Council emailed the Clerk to report that the sign had still not been replaced, some two years after the damage was first reported. As a result, the Deputy Clerk asked Highways for further information. It appears that although Highways do have a duty to maintain signs, they only do so if it considered they are necessary to be in place. If a sign cannot be justified, then it is removed.

Highways has now confirmed that this particular sign is a priority, and any replacement, if agreed, would be unlikely before 2014/2015.

Highways would be happy to give Southwater a consent form to enable the parish council to undertake maintenance and repair at its own cost. Alternatively, the parish council can request its removal.

Mr.Buckley's view was that this matter had waited a number of years, and therefore

was quite happy to wait until West Sussex had schedule the replacements. The Clerk suggested that perhaps in order to replace like for like some of the butterfly ringfenced monies could be used. Members however felt that this would be better spent on a project of benefit to the community. Mrs.Flores-Moore said, that she was extremely disappointed that SWAT had not sought funding and had left the matter for so long this was one of the reasons that the group had been set up for; the Council at the time not being eligible for much of the outside funding. The Clerk confirmed that she had responded to her colleague in Itchingfield informing her of the Council's original decision.

P126/12/13 NEW PLANNING APPLICATIONS

Application	Applicant	Reason	Recommendation
DC/13/2228 Mr Sunderland	Mr and Mrs Head L'Abri New Rd Southwater	Extension including roof extension and replacement of detached garage with new attached garage	Objection due to intensification, scale with the application being a rebuild in the countryside.
DC/13/2253 Mrs Varley	Mr David Pearson 131 Timber Mill, Southwater	Two storey side extension, front porch and repositioning of garden wall	No objection to the porch and extension. Would object to the repositioning of the existing wall, the Parish Council consider it possible for the wall to remain as is

P127/12/13 PLANNING APPEALS

There have been no appeals lodged since the last meeting.

P128/12/13 DISTRICT COUNCIL PLANNING DECISIONS

Application No	Address	Reason	Our Recommendation	HDC Decision
DC/13/0361	Rosbank, Worthing Road	Erection of two four-bed dwellings on land to the rear of Rosbank	No Objection with comments	Permitted
DC/13/1728	23 Millfield	Proposed first floor side extension	Object with comments	Permitted
DC/13/1773	Gardner House College Road	Surgery to 2 x trees	No Objection	Permitted
DC/13/1782	10 Bottings Hill Cripplegate Lane	Removal of car port and conservatory to erect two storey flank extension and single storey extension	No Objection	Permitted
DC/13/1784	9 Lintot Square	Dividing existing single retail unit into two separate units and create and replace existing shop fronts	No Objection	Permitted
DC/13/1841	85 Camelot Close	Notification of proposed extension extending 4m beyond rear elevation, with an eaves height of 2.1m and an overall height of 3.29m	No Objection	Permitted
DC/13/1853	61 Camelot Close	Retrospective application for single storey side extension	Object with comments	Permitted
DC/13/1906	Southwater Infant Academy Worthing Road	The renewal of temporary planning permission of a mobile classroom for a further five year period	No Objection	Permitted
DC/13/1914	3 Lakeside Drive	Surgery to 1 x Oak Tree	No objection to a 15% reduction to the crown subject to consultation with the District Arboriculturist	Permitted

Application No	Address	Reason	Our Recommendation	HDC Decision
DC/13/1938	35 Cornflower Way	Proposed first floor extension over existing garage with additional accommodation in the loft	No objection subject to a drop in the roof line. This matter was voted upon. 6 For, 2 Against and 1 Abstention.	Permitted
DC/13/1947	104 College Road	Surgery to 1 x Oak Tree	No Objection in the crown subject to consultation with the District Council Arboriculturist.	Permitted
DC/13/1952	22 Nutham Lane	Proposed first floor side extension over existing garage and single storey extension to rear	No Objection	Permitted
DC/13/1969	5 Beechwood	Prior notification for a single storey rear conservatory extending 7.7m beyond rear elevation with an eaves height of 2.43m and a maximum height of 3.3m	No Objection	Prior Approval not required
DC/13/2105	28 Cornflower Way	Non-material amendment to DC/13/1545 to increase height of right-hand window to garage conversion, to replace door with window on south elevation and to remove window on east elevation	No Objection	Permitted

P129/12/13 PLANNING COMPLIANCE ACTION

The following reports are outstanding:

36, Cedar Drive – alleged unauthorised advertisement
Land adjacent to Pond Farmhouse – mud on the road
Horsham Golf & Fitness – mud on the road

The Deputy Clerk has lodged two new reports, these being:

Wellfield House, Southwater St

The double garage at this property has been extended to a triple garage. A recent planning application at the site only showed a rear extension. It may be that the garage extension is permitted development.

Volvo, Oakhurst Business Park

The Deputy Clerk has queried the permission for outside lighting/floodlighting at this business, as the lights seem very bright and are on 24/7. Permission for lighting was separate to the permission for the erection of the building itself, and this is not on the website.

Councillors NOTED these matters.

P130/12/13 DATE OF NEXT MEETING –

The date of the next meeting is Thursday, 9th January 2014

The meeting closed at 8.05 p.m.