



SOUTHWATER PARISH COUNCIL

Beeson House, 26 Lintot Square, Fairbank Road, Southwater,
West Sussex RH13 9LA

Telephone number: 01403 733202

Email: Clerk@Southwater-pc.gov.uk

Community Website: www.southwater-pc.gov.uk

Minutes of the Planning Committee meeting held on Wednesday 6th November 2019 in the Council Chamber, Beeson House, Southwater, West Sussex, RH13 9LA commencing at 7.30pm.

Present:

Councillors: G Watkins (Chairman), G Cole (Vice Chairman), M Neale, N Knott, D Moore, G Scoon

Members of the Public: 1

Assistant Clerk: Justin Tyler

District Councillors: Not Present

Press: Not Present

1. APPOINT NEW CHAIRMAN OF THE PLANNING COMMITTEE

Cllr Watkins was appointed as the new Chairman of the Planning Committee. Proposed by Cllr Neale, seconded by Cllr Knot and AGREED unanimously.

2. PUBLIC PARTICIPATION – (maximum 3 minutes per person with an overall limit of 15 minutes). All parishioners wishing to speak, must make their name known to the Clerk prior to the commencement of the meeting.

The Chairman 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 Chairman. In the event of a fire alarm sounding, everyone should evacuate the building via the exits indicated.

The Chairman advised that the meeting was being recorded.

No public wished to speak.

3. APOLOGIES FOR ABSENCE

The following apologies were received: Cllr Varley

4. DECLARATIONS OF INTEREST

None.

5. MINUTES – To approve the Minutes of the Planning Committee meeting of 2nd October 2019.

Proposed by Cllr Cole and seconded by Cllr Neale and AGREED unanimously.

6. CHAIRMAN'S REPORT

i) To note important planning changes.

The Chairman stated important planning updates would be given with regard to Neighbourhood Plan under item 13. The Chairman stated that poppies would be going up on road signs as previously requested at the previous Planning Meeting by a member of the public.

7. CORRESPONDENCE

- i) **To note that the postal address of the new dwelling 2A Foxfield Cottages adjoining 2 Foxfield Cottages.**

The Chairman read out correspondence regarding new dwelling. Noted and received.

- ii) **To note letters and correspondence regarding the staggered T junction on Church Lane.**

The Chairman stated that correspondence had been received which included videos demonstrating lorries and tractors pulling trailers having great difficulty making turns safely. The Chairman requested a meeting with WSCC, HDC, Berkeley Homes and the Clerk be arranged in order to discuss the T junction on Church Lane.

- iii) **To receive correspondence from WSCC regarding a proposed permanent Traffic Order on Tower Hill and Christ's Hospital Road.**

The Chairman read out correspondence from WSCC confirming permission having been granted to advertise a proposed traffic Order the effect of which will be to introduce a 30mph speed limit on lengths of Tower Hill/Two Mile Ash Road and Christ's Hospital Road. As part of the legal process West Sussex County Council is required under the Road Traffic Regulation Act to undertake a formal consultation. Please see the West Sussex website for further details.

- iv) **To give update on Bus Shelter situated on College Road**

The Chairman stated quotes had or were being obtained for installation of a perching seat and would be referred to F&GP meeting on 18th December 2019 for discussion and consideration.

8. SPEED GUN

Moved to F&GP on 18th December 2019 meeting for discussion and consideration.

9. BERKELEY HOMES

None.

10. **MILLER HOMES** – To receive any further updates

None.

11. HIGHWAYS, DRAINAGE, STREET LIGHTING, STREET NAMES, VERGES, FOOTPATHS AND RIGHTS OF WAY

None.

12. NEW PLANNING APPLICATIONS FOR CONSIDERATION

Application Number	Applicant	Reason for Application	Parish Decision	Neighbour Consultation Date	Date of Determination
DC/18/2261 Geoff Scoon	109 Woodlands Way Southwater Horsham West Sussex RH13 9DS	Erection of a two storey side extension. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PH06YQJIGNY00	Objection due to over intensification of the site, loss of access to rear of the property, loss of one parking space and due to the failure to meet key character guidelines and design guidelines of the Parish Design Statement.	Standard Consultation Expiry Date 8 th November 2019	
DC/19/1464 Derek Moore	40 The Fieldings Southwater Horsham West Sussex RH13 9LZ	Erection of a single story front porch https://public-access.horsham.gov.uk/public-access/applicationDetails	No Objection.	31 st October 2019	2 nd December 2019

Ass.
Clerk

		do?activeTab=externalDocuments&keyVal=PUVQAOIJK3H00			
DC/19/1960 Geoff Cole	Land East of Shipley Road Southwater West Sussex	Demolition of existing local meeting hall (D1 Use Class) and erection of replacement local meeting hall (D1 Use Class). https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PYG1PD IJKY500	No Objection.	18 th October 2019	21 st November 2019
DC/19/1852 Geoff Scoon	72 Woodlands Way Southwater Horsham West Sussex RH13 9JA	Erection of an attached garage, erection of a single storey side extension and conversion of roof into habitable living space with extension to dormer. Demolition of existing conservatory and erection of a single storey rear extension with the installation of roof lights https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PXM9ID IJKQS00	Objection due to flat rooves being contrary to the SPC Design Statement 2011. Plans are also out of character to the stretch of houses on Woodlands Way.	1 st November 2019	3 rd December 2019
DC/19/1854 Derek Moore	4 Abbots Leigh Southwater Horsham West Sussex RH13 9HX	Erection of a first floor side extension and alterations. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PXMCA NIJKQV00	No Objection.	15 th November 2019	19 th December 2019
DC/19/1890 Graham Watkins	Stables Bourne Hill House Kerves Lane Horsham West Sussex RH13 6RJ	Amendment to: Erection of a single storey extension and refurbishment of existing annexe outbuilding https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PXWZK HIJKT00	No Objection.		
DC/19/2004 In Office	53 Woodlands Way Southwater Horsham	Surgery to 1 x Oak https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PXWZK HIJKT00	No Objection.	Not Available	27 th November 2019

	West Sussex RH13 9TF	access/applicationDetails.do?activeTab=externalDocuments&keyVal=PYQQHBJJ0D600			
DC/19/2008 Michael Neale	30 Warren Drive Southwater Horsham West Sussex RH13 9GL	Erection of a single storey rear extension to existing garage https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PYR14AIJ02X00	No Objection subject to the adjacent trees not having their roots affected by the foundations.	28 th October 2019	26 th November 2019
DC/19/2019 Derek Moore	22 Station Road Southwater Horsham West Sussex RH13 9HQ	Erection of a detached garage https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PYUH6KJL1S00	Objection on the basis of size and commercial appearance.	31 st October 2019	29 th November 2019
DC/19/2025 Geoff Cole	7 Andrews Road Southwater Horsham West Sussex RH13 9EU	Demolition of existing single storey garage and erection of an Annex. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PY98HIJL2J00	No Objection except the description should really be altered from annex to separate building.	4 th November 2019	9 th December 2019
DC/19/2027 Geoff Scoon	18 York Close Southwater Horsham West Sussex RH13 9XJ	Attaching a single storey detached garage to the main dwelling. Replacement of front door. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PYZVM2JL2S00	Objection due to loss of parking space in garage and on the drive, increase of potential bedroom with no accompanying increase to parking space, loss of access to the rear of property, safety concern with single access to storage area, change of pitch and line of roof over proposed garage at the front of the property and flat roof line of garage to rear of the property makes the proposal out of character with the rest of York Close and thus contrary to Parish Design Statement 2011.	4 th November 2019	9 th December 2019
DC/19/2113 Michael Neale	Marlpost Farm Marlpost Road Southwater Horsham West Sussex RH13 9BZ	Erection of a first floor rear extension (Householder Application) https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZH0AXJL7M00	No Objection.	8 th November 2019	12 th December 2019
DC/19/2114 Michael Neale	Marlpost Farm Marlpost Road	Erection of a first floor extension (Listed Building Consent)	No Objection.	8 th November 2019	12 th December 2019

	Southwater Horsham West Sussex RH13 9BZ	https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZH0B1JL7N00			
DC/19/2125 Michael Neale	Christ's Hospital School The Avenue Christ's Hospital Horsham West Sussex RH13 0LJ	Retention of storage container within outdoor gym area of Bluecoat Sports Centre https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZK8X8JL8C00	No Objection.	8 th November 2019	13 th December 2019
DC/19/2135 Graham Watkins	8 Roman Lane Southwater Horsham West Sussex RH13 9AG	Erection of a single storey extension, linking to existing garage, part conversion of existing garage to habitable living space for the use of accommodation, internal alterations and landscaping works. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZM3KWJL8W00	Objection on basis of overdevelopment and loss of a car park space.	13 th November 2019	17 th December 2019
DC/19/2139	Woodlands Worthing Road Southwater Horsham West Sussex RH13 9AT	Non material amendment to previously approved application DC/17/0874 (front and rear extension to existing bungalow with roof alterations to form two storey house. Demolition of existing garage and erection of replacement double garage/workshop) Amendments sought, alterations to rear elevation to install bifold doors in lieu of windows and doors. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZQ3C1J02X00	No comment.	Not available	18 th November 2019
DC/19/2167 Geoff Cole	6 Andrews Road Southwater Horsham West	Retrospective application for the erection of a conservatory to the rear	No Objection.	15 th November 2019	18 th December 2019

	Sussex RH13 9ES	https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZU1QGJLAU00			
DC/19/2175 Graham Watkins	Under The Lee Shipley Road Southwater Horsham West Sussex RH13 9BG	Demolition of existing rear conservatory and erection of a single storey rear extension. Conversion of part of existing garage to habitable living space for the use of a study and erection of a front porch https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZVLAGJLB400	No Objection.	15 th November 2019	19 th December 2019
DC/19/2178 Geoff Cole	1 Netherton Close Southwater Horsham West Sussex RH13 9BL	Erection of a single storey front and side extension. https://public-access.horsham.gov.uk/public-access/applicationDetails.do?activeTab=externalDocuments&keyVal=PZVWF2JLBA00	No Objection.	15 th November 2019	19 th December 2019

13. NEIGHBOURHOOD PLAN - To receive an update.

The Chairman stated that Horsham District Council had provided a list of 4 Examiners for the Examination. The Council would use barristers if required for any of the objections to the call for sites from other developers. After Examination is complete the next step would be to proceed to a referendum. The Chairman stated he would find out if an addendum could be added to the referendum regarding proposal for further 1,200 houses.

Cllr Cole requested if it were possible to complete a survey of public opinion. Cllr Moore stated that the Treasurer of the Community Partnership could assist with a poll to get an idea of public view.

Cllr Moore also requested confirmation if the 422 houses in the Neighbourhood Plan were included in the 1,200 proposed by Berkeley Homes. The Chairman confirmed the 422 houses were included in the 1,200.

The Chairman stated that it would be the aim to finish the referendum and Neighbourhood Plan by the end of the financial year.

14. PLANNING APPEALS – (Information only)

The Chairman read out correspondence received from The Planning Inspectorate relating to a decision on DC/18/2614. The appeal is allowed and planning permission is granted for construction of 2 no. semi-detached houses at land adjacent Elm Cottages, Worthing Road, Southwater, RH13 9DT in accordance with the terms of the application.

15. DISTRICT COUNCIL DECISIONS – (Information only)

None.

16. PLANNING COMPLIANCE ACTION

The Chairman gave an update with respect to Easteds Barn. A retrospective application regarding the travel plan and parking had been submitted and WSCC had agreed to the travel plan. Enforcement officers had been to examine the exterior lights to the property having had reports of light pollution. The enforcement officers had acknowledged the lights as not having enforcement actionable due to light emitted by nearby street lighting. The Chairman stated the Council had requested the tenant dip the lights and put them on a timer to help remedy the complaint.

17. DATE OF NEXT MEETING – 4th December 2019

The Meeting ended at 8:30pm.