

MINUTES of the **PLANNING COMMITTEE**
held in the Council Chamber
on **Monday 3 February 2020**

Present: Janice Henwood Chairman
Sarah Lawrence* Vice Chairman

Graham Allen
Andrew Barrett-Miles
Tofojjul Hussain*
Max Nielsen
Kathleen Willis

Also Present:

* *Denotes non-attendance.*

(19.00)

125. OPEN FORUM

There were no members of the public present.

126. APOLOGIES FOR ABSENCE

Apologies for absence had been received from Councillor Sarah Lawrence and Councillor Tofojjul Hussain.

127. SUBSTITUTES

Councillor Robert Eggleston substituted for Councillor Tofojjul Hussain.

128. DECLARATIONS OF INTEREST

Councillor Graham Allen and Councillor Robert Eggleston advised that with regard to any comment(s) they may make on any planning application on tonight's agenda, they reserved the right to alter their views on any application and submission should it come before the Mid Sussex District Council Planning Committees, following reading the planning officer's report, considering any verbal update the planning officer may provide and taking into account the views expressed by other members or members of the public at that meeting. Councillor Robert Eggleston advised that he would abstain from any votes during this meeting.

Councillor Andrew Barret-Miles declared an interest in WSCC/005/20 as a West Sussex County Councillor and member of the WSCC planning committee.

129. **CHAIRMAN'S ANNOUNCEMENTS**

There were none.

130. **MINUTES**

The Minutes of the meeting of the Planning Committee held on Monday 13 January 2020, having been previously circulated, were **AGREED** and signed by the Chairman as a correct record.

131. **TOWN & COUNTRY PLANNING ACT 1990 - PLANNING APPLICATIONS**

Applications (as set out in the accompanying schedule) under the Town & Country Planning Act 1990, received by Mid Sussex District Council and forwarded for observations since Monday 13 January 2020, were considered.

132. Meeting terminated at 19.16 hours.

OBSERVATIONS

DM/19/4624

Location: 141-143 Lower Church Road Burgess Hill West Sussex RH15 9AA
Desc: Change of use from A1 to C3 to create 5 new C3 units, including alterations and extensions. Includes the retention of 1 existing residential unit.
Agent: Mr Colm Mckee
CMK Planning 11 Aymer Road Hove East Sussex BN3 4GB
Applicant: Regents Bay Investments
Case Officer: Katherine Williams
Ward: Burgess Hill - Meeds
App. Type: Full Application

OBSERVATIONS: Recommend Approval

The Committee regretted the lack of car parking provision, which contravened District Plan policy DP21 and the Neighbourhood Plan.

DM/19/4978

Location: 153 and 153A London Road Burgess Hill West Sussex RH15 8LH
Desc: Change of use from A1 (shops) to A1/A2 (shops/professional and financial services) and C3 (dwelling houses); demolition of existing lobby and WC and its replacement with new single storey extension (bathroom) to serve a proposed apartment also alterations to the existing fenestration.
Agent: Gerald Moore
1 Exmoor Crescent Worthing BN13 2PL
Applicant: Mr and Mrs P Fassam
Case Officer: Joseph Swift
Ward: Burgess Hill - Victoria
App. Type: Full Application

OBSERVATIONS: Recommend Approval

DM/19/4219

Location: 77A Folders Lane Burgess Hill West Sussex RH15 0DY
Desc: Oak(T1) - Raise crown 3m and reduce height and width by approximately 6m. Thin crown by 25%.
Applicant: Mr Brian Bone
77A Folders Lane Burgess Hill West Sussex RH15 0DY
Case Officer: Irene Fletcher
Ward: Burgess Hill - Franklands
App. Type: Tree Surgery

OBSERVATIONS: No Objections

DM/19/4599

Location: 87 Junction Road Burgess Hill West Sussex
Desc: Demolish existing rear extension and garage to rear of site. Proposed change of use, extension and conversion (including the creation of a second floor), from offices to form 7 flats (4 x 1 bedroom and 3 x 2 bedroom) with associated off-street parking, cycling, bin and recycling storage (following approval of application DM/18/3102). Revised proposed plans (received 7/1/2020) showing scaled parking plan, and Acoustic Noise Survey (received 10/1/2020).
Agent: Mr Peter Young
Dowsett Mayhew Planning Partnership 63A Ship Street Brighton
BN1 1AE
Applicant: Messrs Alan Bull and Adam Barker
Case Officer: Joanne Fisher
Ward: Burgess Hill - Franklands
App. Type: Full Application

OBSERVATIONS: Recommend Approval

INFRASTRUCTURE REQUIREMENTS: - Mid Sussex District Council welcome specific recommendations with regard to Section 106 needs associated with this development. The recommendations of the Planning Committee are as follow:

The Committee requested that the section 106 community contributions go towards The Beehive Centre for Community Arts.

DM/19/4940

Location: 181 West Street Burgess Hill West Sussex RH15 8PG
Desc: The proposed works include a rear single storey extension, to extend to same depth as existing single storey extension and Velux windows to the front roof slope. (Amended description and plans received 13.01.2020)
Agent: Mrs Sarah Breeze
Brislands Fletching Common Newick BN8 4QS
Applicant: Neil And Kuli Martin
Case Officer: Hamish Evans
Ward: Burgess Hill - Victoria
App. Type: Householder Application

OBSERVATIONS: Recommend Approval

DM/20/0046

Location: Little America 7 The Jays Burgess Hill West Sussex RH15 8JZ
Desc: Demolition of existing attached store and erection of two storey side extension. Re-roofing of existing property and proposed extension. Application of new plain tile hanging to entire first floor area only.
Agent: Mr Robert Thomas
RT Architectural Services 61 Coulstock Road Burgess Hill RH15 9XZ
Applicant: Mr and Mrs Collard
Case Officer: Anna Tidey
Ward: Burgess Hill - Dunstall
App. Type: Householder Application

OBSERVATIONS: Recommend Approval

DM/20/0096

Location: 18 Valentine Drive Burgess Hill West Sussex RH15 8UE
Desc: Proposed single storey rear extension to replace existing rear conservatory.
Agent: Mrs Claire Haigh
Claire Haigh Associates Ltd 9 Kenton Road Hove BN3 4PG
Applicant: Mrs Kara Davey
Case Officer: Hamish Evans
Ward: Burgess Hill - Dunstall
App. Type: Householder Application

OBSERVATIONS: Recommend Approval

DM/20/0112

Location: 76 St Andrew's Road Burgess Hill West Sussex RH15 0PH
Desc: Conversion of roof space including hip to gable extension, rear dormer and Velux windows to the front. This is an application to establish whether the development is lawful. This will be a legal decision where the planning merits of the proposed use cannot be taken into account.
Agent: Mr Paul Gosling
78 Potters Lane Burgess Hill West Sussex RH15 9JS
Applicant: Mr D Edwards
Case Officer: Katherine Williams
Ward: Burgess Hill - St Andrew's
App. Type: Lawful Development Certificate –Proposed

OBSERVATIONS: The legal situation was noted.

DM/20/0150

Location: 12 Kings Ride Burgess Hill West Sussex RH15 0HL
Desc: New roof light on flat roof over garage.
Agent: Mr Daryl Gowlett
Clive Voller Associates 2 Woolven Close Burgess Hill West Sussex
RH15 9RR
Applicant: Mr and Mrs J Allen
Case Officer: Jacob Lane
Ward: Burgess Hill - Franklands
App. Type: Householder Application

OBSERVATIONS: Recommend Approval

DM/20/0158

Location: 181 West Street Burgess Hill West Sussex RH15 8PG
Desc: Proposed loft conversion with rear flat roof dormer. This is an application to establish whether the development is lawful. This will be a legal decision where the planning merits of the proposed use cannot be taken into account.
Agent: Sarah Breeze
Brislands Fletching Common Newick BN8 4QS
Applicant: Neil And Kuli Martin
Case Officer: Jacob Lane
Ward: Burgess Hill - Victoria
App. Type: Lawful Development Certificate –Proposed

OBSERVATIONS: The legal situation was noted.

DM/20/0163

Location: 86 Royal George Road Burgess Hill West Sussex RH15 9SF
Desc: Variation of condition 1 of planning application DM/17/4879, to replace approved plans for the reconfiguring of the internal layout and changes to external wall positions.
Applicant: Christie Len
15 Gladstone Road Burgess Hill West Sussex RH15 0QQ
Case Officer: Joseph Swift
Ward: Burgess Hill - Victoria
App. Type: Removal/Variation of Condition

OBSERVATIONS: Recommend Approval

DM/20/0165

Location: Queens Mead 28 Folders Lane Burgess Hill West Sussex RH15 0DR
Desc: Oaks (T1), (T2), and (T3), reduce by 2 meters
Applicant: Mr James Mackie
Mackie Tree Care 143 Western Road Hurstpierpoint West Sussex BN6 9SZ
Case Officer: Irene Fletcher
Ward: Burgess Hill - Franklands
App. Type: Tree Surgery

OBSERVATIONS: No Objections

DM/20/0177

Location: Verge West Of Freeks Lane To The Rear Of 14 And 16 Berry Close Burgess Hill West Sussex RH15 8SD
Desc: T1 and T2 Oaks - crown reduce by approximately 2.5 metres.
Agent: Mr Callum Campbell
RSK Ltd Anerley Court Half Moon Lane Hildenborough Tonbridge TN11 9HU
Applicant: Mrs Nikki Wagstaff
Case Officer: Irene Fletcher
Ward: Burgess Hill - Leylands
App. Type: Tree Surgery

OBSERVATIONS: No Objections

DM/20/0219

Location: Grasmere Malthouse Lane Burgess Hill West Sussex RH15 9XA
Desc: Crown lift to 7 metres and remove one large limb growing towards neighbouring property.
Agent: Mr Steve Barnett
Barnetts Landscaping 74 Western Road Burgess Hill West Sussex RH15 8QN
Applicant: Mr Tony
Case Officer: Irene Fletcher
Ward: Burgess Hill - Dunstall

App. Type: Tree Surgery

OBSERVATIONS: No Objections

WSSC/005/20

Location: The Burgess Hill Academy Station Road Burgess Hill RH15 9EA
Desc: The installation of a new external canopy to the north of the site to accommodate an outdoor eating area for pupils.
Applicant: West Sussex County Council

OBSERVATIONS: Recommend Approval

Councillor Andrew Barret-Miles declared an interest in WSSC/005/20 as a West Sussex County Councillor and member of the WSSC planning committee.
