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Wednesday 25 November 2020

To: **MEMBERS OF THE PLANNING COMMITTEE**

A **MEETING** of the **PLANNING COMMITTEE** will be held in the Council Chamber on **MONDAY 30 NOVEMBER 2020** at **19.00 hours**, when your attendance is required.

Steve Cridland
Chief Executive Officer

Filming, recording of Council meetings and use of social media:

During this meeting members of the public may film or record the Committee and officers from the public area only providing it does not disrupt the meeting. The Confidential section of the meeting may not be filmed or recorded.

If a member of the public objects to being recorded, the person(s) filming must stop doing so until that member of the public has finished speaking.

The use of social media is permitted but members of the public are requested to switch their mobile devices to silent for the duration of the meeting.

AGENDA

1. OPEN FORUM

Members of the public are invited to put questions or to draw relevant matters to the Council's attention, prior to the commencement of business. This is for a period of up to fifteen minutes and shall be limited to three minutes per person.

2. APOLOGIES FOR ABSENCE

Members of the Planning Committee – Janice Henwood (Chairman), Graham Allen, Andrew Barrett-Miles, Tofojjul Hussain, Sarah Lawrence (Vice Chairman), Max Nielsen and Kathleen Willis

3. **SUBSTITUTES**

4. **DECLARATIONS OF INTEREST**

In respect of any matter on the Agenda.

5. **ELECTION OF VICE-CHAIRMAN OF THE PLANNING COMMITTEE**

Following the resignation of Councillor Sarah Lawrence a new Vice Chair is to be elected.

6. **CHAIRMAN'S ANNOUNCEMENTS**

7. **MINUTES**

To consider the Minutes of the meeting of the Planning Committee held on Monday 9 November 2020 (copy previously circulated).

8. **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 9 November 2020 to be considered.

NOTE: The Committee is reminded that when considering these applications they should bear in mind the implications of the Town Council's Environmental Charter.

9. **LICENCE APPLICATION - LI/20/1242 ATC ENTERPRISES LTD CAMPUS AND CO, 63 VICTORIA ROAD, BURGESS HILL, RH15 9LN**

- 9.1 Notification has been received from Mid Sussex District Council on 9 November 2020 of an application for a new premises licence. Details of this application can be found at <https://www.midsussex.gov.uk/licensing-business/latest-licensing-applications/>

Councillors are reminded of the 4 licensing objectives. Crime and Disorder, Public Safety, Public Nuisance and prevention of harm to children and young people.

9.2 **RECOMMENDATION**

The views of the Committee are sought.

10. [LICENCE APPLICATION - LI/20/1268 BETTER CATERING LTD UNIT 5 VICTORIA BUSINESS CENTRE, 43 VICTORIA ROAD, BURGESS HILL, RH15 9LR](#)

- 10.1 Notification has been received from Mid Sussex District Council on 12 November 2020 of an application for a new premises licence. Details of this application can be found at <https://www.midsussex.gov.uk/licensing-business/latest-licensing-applications/>

Councillors are reminded of the 4 licensing objectives. Crime and Disorder, Public Safety, Public Nuisance and prevention of harm to children and young people.

10.2 **RECOMMENDATION**

The views of the Committee are sought.

11. [MEMBERSHIP OF THE TOWN AND COUNTRY PLANNING ASSOCIATION](#)

- 11.1 At the Planning Committee Meeting on 19 October 2020 it was resolved that Steve Cridland, CEO of the Town Council, would investigate membership of the Town and Country Planning Association (TCPA) (Minute 227 refers). The following report outlines the objectives of the TCPA and the costs of membership:

- 11.2 The Town and country Planning association website is <https://www.tcpa.org.uk/pages/contact.aspx> . The main objectives are:

‘The Town and Country Planning Association campaigns for the reform of the UK’s planning systems to make them more responsive to people’s needs and aspirations and to promote sustainable development.

The TCPA occupies a unique position, overlapping with those involved in the development industry, the environmental movement and social justice campaigners. The association prides itself on leading-edge, radical thinking and problem-solving.

Our objectives are to:

"Secure a decent, well designed home for everyone, in a human-scale environment combining the best features of town and country"

"Empower people and communities to influence decisions that affect them"

"Improve the planning system in accordance with the principles of sustainable development"

Today, the TCPA and its members are working on the key environmental and social issues which will shape how and where we will live in the 21st century:

"How can we ensure decent housing for all, and where should it go?"

"How can we better engage people in the changes necessary to bring about sustainable development?"

"How can we secure strategic and regional planning and development with long-term vision, while at the same time ensuring that the planning system acts and responds more swiftly?"

Our policies inform major national and regional issues including:

"Providing more high quality affordable housing"

"Managing land values to benefit the local economy and local people"

"Developing innovative means to fund vital infrastructure"

"Responding effectively to demographic shifts in the housing and jobs market"

"The TCPA has a long track-record of creating high quality conferences, influential research reports, innovative training programmes, and thought-leadership across the planning and built environment sector."

"We've worked in partnership with organisations ranging from small community groups to large public sector agencies; from local authorities to private sector businesses."

"The TCPA has led a number of highly successful pan-European projects on topics such as energy, green infrastructure and housing." ‘

11.3 The cost to become a member is £110 per annum. There is sufficient funding available in the current budget to join.

11.4 **RECOMMENDATION:**

The views of the Committee are sought.

SCHEDULE OF APPLICATIONS

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 29 OCTOBER AND 04 NOVEMBER FOR PUBLICATION IN THE LOCAL PRESS WEEK ENDING 13 NOVEMBER 2020

These applications can be viewed on the Online Planning Register, and from computers available at the Council's Planning Services Reception, Oaklands, Oaklands Road, Haywards Heath, during normal office hours. To access the Online Planning Register, please use the following link: <http://pa.midsussex.gov.uk/online-applications/> Representations in respect of the following applications must be submitted in writing by 04 DECEMBER 2020

DM/20/3941

Location: The Cider House 4 Thornhurst Burgess Hill West Sussex RH15 0BF
Desc: Single storey rear extension.
Agent: Mr Stuart Beckett
Beckett Architectural & Consultancy Services Ltd 53 Bramble Gardens Burgess Hill West Sussex RH15 8UQ
Applicant: Mr and Mrs Bone
Case Officer: Hamish Evans
Ward: Burgess Hill - Franklands
App. Type: Householder Application

DM/20/3994

Location: Kedra Birchwood Grove Road Burgess Hill West Sussex RH15 0DN
Desc: Hawthorn, Fir and Holly tree - reduce by 1.83 to 2.44 metres. Yew- fell.
Applicant: Mr Jack Bennett
Kedra Birchwood Grove Road Burgess Hill West Sussex RH15 0DN
Case Officer: Andrew Watt
Ward: Burgess Hill - Franklands
App. Type: Trees in a Conservation Area

DM/20/4034

Location: 10 Sheddingdean Close Burgess Hill West Sussex RH15 8JQ

Desc: T1 - Oak. Reduce crown by 2.5 metres on northeast aspect. Reduce crown by up to 2 metres on easterly aspect. Reduce upper crown by 4 metres on southerly aspect to balance. Thin crown by 20%. Remove dead diseased wood.

Agent: Connick Tree Care
New Pond Farm Woodhatch Road Reigate Surrey RH2 7QH

Applicant: Alex Wares

Case Officer: Sarah Nelson

Ward: Burgess Hill - Leylands

App. Type: Tree Surgery

DM/20/4037

Location: 1 Downs Road Burgess Hill West Sussex RH15 8PA

Desc: Front porch extension.

Agent: Martin Landivar
Landivar Architects Limited The Workshop, Unit 3, 29-42
Windsor Street Brighton BN1 1RJ

Applicant: Liam Copsey

Case Officer: Deborah Lynn

Ward: Burgess Hill - Victoria

App. Type: Householder Application

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 05 NOVEMBER AND 11 NOVEMBER FOR PUBLICATION IN THE LOCAL PRESS WEEK ENDING 20 NOVEMBER 2020

These applications can be viewed on the Online Planning Register, and from computers available at the Council's Planning Services Reception, Oaklands, Oaklands Road, Haywards Heath, during normal office hours. To access the Online Planning Register, please use the following link: <http://pa.midsussex.gov.uk/online-applications/> Representations in respect of the following applications must be submitted in writing by 11 DECEMBER 2020

DM/20/0886

Location: Persimmon Homes Phase 4 Land East Of Kings Way Burgess Hill West Sussex

Desc: Full planning application for 240 dwellings (30% affordable) with associated informal open space, SUDS attenuation features and a Locally Equipped Area of Play (amended plans received, changes to layout, elevations and reduction in numbers to 238 houses).

Applicant: Mr Charles Church

Persimmon House Knoll Road Camberley GU15 3TQ
Case Officer: Susan Dubberley
Ward: Burgess Hill - St Andrew's
App. Type: Full Application

S106 Recommendation:

Section 106 requests under Community Building and/or Community Infrastructure monies to go towards The Beehive Centre

DM/20/1544

Location: 2 Newport Road Burgess Hill West Sussex RH15 8QG
Desc: Change of use from A1(Shop) to C3(1 Bedroom flat). Change to front exterior of property with replacement of side garage doors with double gates, and changes to brick render and fascia. New boundary wall replacing existing timber fencing. New uPVC windows to the first and ground floor, with the existing shop window replaced to provide ventilation and fire escape (Amended plan received on 17 September 2020 and updated marketing letter received on 28 October 2020)
Agent: Stickland
Stickland Wright Ltd. 4 Gloucester Passage Brighton BN1 4AS
Applicant: Fly High Investments Ltd.
Case Officer: Andrew Watt
Ward: Burgess Hill - Victoria
App. Type: Change of Use Application

DM/20/3675

Location: The Annexe 31 Park Road Burgess Hill West Sussex RH15 8EU
Desc: Demolition of existing Annex and construction of a two storey, three bedroom residential dwelling with a new access to the main house
Agent: Mr Richard Goman
Scandia-Hus Limited Unit 12 Oakleigh House Scandia-Hus Business Park
Felcourt Road East Grinstead RH19 2LP
Applicant: Mr and Mrs Setters
Case Officer: Joanne Fisher
Ward: Burgess Hill - Meeds
App. Type: Full Application

DM/20/4038

Location: The Lees Keymer Road Burgess Hill West Sussex RH15 0BA
Desc: Erection of detached double garage.
Applicant: Mike Davey
The Lees Keymer Road Burgess Hill West Sussex RH15 0BA
Case Officer: Rachel Richardson
Ward: Burgess Hill - Franklands
App. Type: Householder Application

DM/20/4118

Location: 2 Amaryllis Road Burgess Hill West Sussex RH15 0UQ
Desc: Removal of existing trussed roof over garage and replacing with new increasing the ridge height to form office.
Agent: Daryl Gowlett
Clive Voller Associates 2 Woolven Close Burgess Hill West Sussex RH15 9RR
Applicant: Mr D Coote
Case Officer: Katherine Williams
Ward: Burgess Hill - St Andrew's
App. Type: Householder Application

DM/20/4150

Location: 2 Farnlea Burgess Hill West Sussex RH15 0BD
Desc: Proposed single storey side extension and pitched roof over existing porch. 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 PA Gosling
78 Potters Lane Burgess Hill RH15 9JS
Applicant: Mr S Allen
Case Officer: Anna Tidey
Ward: Burgess Hill - St Andrew's
App. Type: Lawful Development Certificate -Proposed

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 12 NOVEMBER AND 18 NOVEMBER FOR PUBLICATION IN THE LOCAL PRESS WEEK ENDING 27 NOVEMBER 2020

These applications can be viewed on the Online Planning Register, and from computers available at the Council's Planning Services Reception, Oaklands,

Oaklands Road, Haywards Heath, during normal office hours. To access the Online Planning Register, please use the following link:
<http://pa.midsussex.gov.uk/online-applications/> Representations in respect of the following applications must be submitted in writing by 18 DECEMBER 2020

DM/20/3621

Location: 96 Folders Lane Burgess Hill West Sussex RH15 0DX
Desc: Detached double garage to front, garage conversion, replace doors for windows, a front porch extension and bi-fold doors to the side elevation.
Agent: Christopher Jones Projects
182 Leylands Road Burgess Hill West Sussex RH15 8HS
Applicant: Nick and Juliet Johnson
Case Officer: Andrew Watt
Ward: Burgess Hill - Franklands
App. Type: Householder Application

DM/20/3764

Location: 9 Leylands Road Burgess Hill West Sussex RH15 0QF
Desc: Part retrospective application for double side and double rear extensions, and part conversion, to create 3 additional flats
Agent: Kevin Ram
London Consultants Ltd 65 Crownhill Road Woodford IG8 8JF
Applicant: LSG Capital Projects Limited
Case Officer: Katherine Williams
Ward: Burgess Hill - St Andrews
App. Type: Full Application

DM/20/4054

Location: 73 Oak Hall Park Burgess Hill West Sussex RH15 0DA
Desc: Demolish garage and erect a two storey side extension and single storey rear extension.
Agent: Mr Tony Rogers
Tony Rogers Building Consultants 40 Dawn Crescent Upper Beeding BN44 3WH
Applicant: Mr P Taylor
Case Officer: Andrew Watt
Ward: Burgess Hill - Franklands
App. Type: Householder Application

DM/20/4096

Location: Fairfield Recreation Ground Fairfield Road Burgess Hill West Sussex
Desc: Construction of petanque rink and two benches.
Applicant: Mr Steven Cridland
Burgess Hill Town Council 96 Church Walk Burgess Hill West Sussex RH15 9AS
Case Officer: Joanne Fisher
Ward: Burgess Hill - Victoria
App. Type: Full Application

DM/20/4151

Location: 10 The Gattons Burgess Hill West Sussex RH15 9SW
Desc: Proposed loft conversion including new rear 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: Mr Robert Thomas
RT Architectural Services 61 Coulstock Road Burgess Hill
Applicant: Mr And Mrs Knowles
Case Officer: Andrew Horrell
Ward: Burgess Hill - Victoria
App. Type: Lawful Development Certificate -Proposed

DM/20/4160

Location: 25 Church Road Burgess Hill West Sussex RH15 9AP
Desc: Prior approval for the construction of 1 additional storey to create 4 new dwelling units (2 x 1 bedroom flats and 2 x Studio flats)
Agent: Clive Hawkins
Clive Hawkins Architects 114 Mackie Avenue Brighton BN1

8RD

Applicant: FCHI
Case Officer: Joseph Swift
Ward: Burgess Hill - Meeds
App. Type: Prior. Not. dwelling on terrace Class AB

DM/20/4200

Location: Zaitoon Food Ltd 97 Church Walk Burgess Hill West Sussex RH15 9BQ
Desc: Consent to illuminate current fascia signage
Applicant: Mr Abdul Mustakim
Zaitoon Food Ltd 97 Church Walk Burgess Hill West Sussex RH15 9BQ
Case Officer: Andrew Horrell
Ward: Burgess Hill - Meeds
App. Type: Advertisement Application

DM/20/4254

Location: Woodlands Adj To Maltings Park Development Burgess Hill West Sussex RH15 9DW
Desc: T219, T216, G221, T223-T226, T229 Ash - Fell to ground due to Ash die back. T230 Oak - Fell to ground level - due to decay at base.
Agent: Jeremy Pittman
Top Notch Tree Care Ltd 142 Brighton Road Purley CR8 4HA
Applicant: Bethel
Case Officer: Sarah Nelson
Ward: Burgess Hill - Victoria
App. Type: Tree Surgery
