

MINUTES of the PLANNING COMMITTEE
Held in the Council Chamber
on **Monday 11 March 2024**

Present: David Eggleton Chairman
 Janice Henwood Vice Chairman

Graham Allen
Diane Black*
Christine Cherry
Bob Foster
Tofojjul Hussain
John Orchard

* *Denotes non-attendance.*

(19.00)

136. OPEN FORUM

There were no members of the public present.

137. APOLOGIES FOR ABSENCE

An apology for absence had been received from Councillor Diane Black.

138. SUBSTITUTES

There were none.

139. DECLARATIONS OF INTEREST

Councillors Henwood, Cherry and Hussain 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 Orchard declared an interest in the following applications: **DM/24/0168** – St Edward the Confessor, **DM/24/0450** – St John's Avenue as he knew the applicants.

Councillor Eggleton declared an interest in application **DM/24/4090** as he had met with the developers.

140. CHAIRMAN'S ANNOUNCEMENTS

There were none.

141. MINUTES

The Minutes of the meeting of the Planning Committee held on **Monday 19 February** 2024, having been previously circulated, were **AGREED** and signed by the Chairman as a correct record.

142. 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 12 February 2024, were considered.

143. Meeting terminated at 19:36 hours.

OBSERVATIONS

Parish: Burgess Hill

Ward: Burgess Hill - St Andrew's

DM/24/0216

Location: 2 Goxhill Mews Burgess Hill West Sussex RH15 0FN
Desc: Single storey flat roof rear extension to existing garage.
Agent: Mr Robert Smith
RS Architectural Designs 14 Cricketfield Road Horsham RH12
1TE
Applicant: Ms Faye Tobias
2 Goxhill Mews Burgess Hill West Sussex RH15 0FN
Case Officer: Peter Davies
App. Type: Lawful Development Certificate - Proposed

RECOMMENDATION: The Committee noted the application.

Parish: Burgess Hill

Ward: Burgess Hill - Meeds and Hammonds

DM/24/0379

Location: 10 Crescent Road Burgess Hill West Sussex RH15 8EG
Desc: 1 x Silver Birch - Fell. 1 x Apple Tree - Prune back to previous
points approx. 1m.
Agent: Mr Ashley Brooke-Simmons
A G Tree Surgeons 11 Buttercup Way Southwater RH13 9UP
Applicant: Care of agent
Case Officer: Emma Rivett
App. Type: Trees in a Conservation Area

RECOMMENDATION: The Committee objected to the felling of the Silver Birch, but raised no objection to the pruning of the Apple Tree.

The Committee expressed concern over the lack of an arboricultural report.

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/24/0397

Location: Tudor House Montessori Tudor House Gloucester Road Burgess Hill

Desc: Group of Conifers - Fell

Agent: Jason Whitehead

Kentlincs House Building 240 Kingsnorth Works Hoo Rochester Kent ME3 9ND

Applicant: Care of agent

Tudor House Montessori Tudor House Gloucester Road Burgess Hill West Sussex RH15 8QD

Case Officer: Emma Rivett

App. Type: Trees in a Conservation Area

RECOMMENDATION: This application was withdrawn ahead of the meeting.

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/23/2448

Location: Multi Installations Ltd 27 Victoria Gardens Burgess Hill West Sussex

Desc: Revised description - Installation, cladding and lagging of dust extraction system, enclosure of centrifugal fan, replacement of windows to front offices and installation of three heat pumps. Additional acoustic report received 22/02/24.

Applicant: Mr Ril Pindoria

Multi Installations Ltd 27 Victoria Gardens Burgess Hill West Sussex RH15 9NB

Case Officer: Andrew Clarke

App. Type: Full Application

RECOMMENDATION: Recommend Refusal.

The Committee regretted the retrospective nature of the application and stated that the application contravened the following:

Mid Sussex District Plan:

DP26 – Character and Design

DP29 – Noise, Air and Light Pollution

Mid Sussex Design Guide:

DG48 – Design to minimise the impact of noise, air and light pollution.

The Committee expressed concern regarding the impact of noise disturbance on local residents and the times at which the site was in operation.

Parish: Burgess Hill
DM/23/2677

Ward: Burgess Hill - Victoria

Location: DSA Driving Test Centre William Way Burgess Hill
Desc: Installation of external condenser serving the proposed VRV Daikin heating and cooling system as part of a decarbonisation project for the site and installation of a double stacked temporary modular accommodation (4-month period) to be used as the test centre while the works are being undertaken. (Revised description agreed 21.02.2024)
Agent: Mr Lewis Don
McAndrew Martin One Links House Fairway Buisness Centre PO3 5BL
Applicant: DVSA
Berkeley House Croydon Street Bristol BS5 0DA
Case Officer: Caroline Grist
App. Type: Full Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill
DM/24/0168

Ward: Burgess Hill - Victoria

Location: Church Of St Edward the Confessor Royal George Road Burgess Hill West Sussex
Desc: To create an accessible garden project with a seating area surrounded by raised beds, with paths to access this area and also a secure storage area for equipment and greenhouse.
Applicant: Mr Kevin Relfe
4 Oakenfield Burgess Hill RH15 8SJ
Case Officer: Deborah Lynn
App. Type: Full Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill
DM/24/0431

Ward: Burgess Hill - Leylands

Location: 6 Kings Head Court Burgess Hill West Sussex RH15 8GH
Desc: Conversion of the loft space into habitable accommodation with Velux roof windows
Agent: Mr Russell Wooden
Eleven Folders Close Burgess Hill RH15 0TA
Applicant: Mr Tarakul Abedin
6 Kings Head Court Burgess Hill West Sussex RH15 8GH
Case Officer: Andrew Horrell
App. Type: Lawful Development Certificate – Proposed

RECOMMENDATION: The Committee noted the application.

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/23/3229

Location: 16 Slimbridge Road Burgess Hill West Sussex RH15 8QE
Desc: Retrospective front outbuilding to allow for goods/storage to the property.
Agent: Alex Page
AC Plans 59 North Farm Road Lancing BN15 9BT
Applicant: Matt Leburn
16 Slimbridge Road Burgess Hill West Sussex RH15 8QE
Case Officer: Joanne Fisher
App. Type: Householder Application

RECOMMENDATION: Recommend Refusal.

The Committee stated that the application contravened the following:

Mid Sussex District Plan:

DP26 – Character and Design

DP35 – Conservation Areas

Burgess Hill Neighbourhood Plan:

H1 – Protecting and Enhancing Heritage Assets and Conservation Areas

The Committee regretted the retrospective nature of the application and expressed concern that the application would be detrimental to the street scene and raised concerns that the application was located over a public service water sewer.

Parish: Burgess Hill

Ward: Burgess Hill - Franklands

DM/24/0247

Location: 6 To 10 Junction Road Burgess Hill West Sussex RH15 0JD
Desc: Retrospective application for illuminated signage.
Applicant: Mr Pete Andrews
Vektor UK Ltd 6 To 10 Junction Road Burgess Hill West Sussex
RH15 0JD
Case Officer: Anna Tidey
App. Type: Advertisement Application

RECOMMENDATION: The Committee noted the application and expressed concerns regarding the times of operation, requesting that the listed times are adhered to. The Committee regretted the retrospective nature of the application.

Parish: Burgess Hill

Ward: Burgess Hill - Leylands

DM/24/0450

Location: 47 St Johns Avenue Burgess Hill West Sussex RH15 8HJ

Desc: Conversion of garage to residential annex.

Agent: Miss Debbie Marriage

DJM Town Planning 16 Fairdene Southwick Brighton BN42 4QN

Applicant: Mr Martin Bateup

47 St Johns Avenue Burgess Hill West Sussex RH15 8HJ

Case Officer: Caroline Grist

App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

The Committee regretted the loss of the garage.

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/24/0451

Location: 253 London Road Burgess Hill West Sussex RH15 9QU

Desc: Proposed single storey rear extension with demolition of existing small rear extension.

Agent: Sophie Frykfors Von Hekkel

Studio HEKKEL 9 Queens Road Brighton BN1 3WA

Applicant: HJ

253 London Road Burgess Hill West Sussex RH15 9QU

Case Officer: Hamish Evans

App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill

Ward: Burgess Hill - St Andrew's

DM/24/0466

Location: 140 Junction Road Burgess Hill West Sussex RH15 0PZ

Desc: Proposed dropped kerb for new driveway.

Agent: Mr Paul Gosling

78 Potters Lane Burgess Hill RH15 9JS

Applicant: Mr G Symes

140 Junction Road Burgess Hill West Sussex RH15 0PZ

Case Officer: Peter Davies

App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill

Ward: Burgess Hill - St Andrew's

DM/24/0474

Location: 19 The Kiln Burgess Hill West Sussex RH15 0LU
Desc: Removal of existing lean to on the side elevation to build new two storey extension. Front door to be brought forward to be in line with the property.
Applicant: Mr Paul Sargent
19 The Kiln Burgess Hill West Sussex RH15 0LU
Case Officer: Deborah Lynn
App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

The Committee expressed concern over the quality of the diagrams.

Parish: Burgess Hill

Ward: Burgess Hill - Franklands

DM/24/0480

Location: 22 Ruspers Burgess Hill West Sussex RH15 0EB
Desc: Proposed single storey rear extension
Agent: Mrs Jenny Minett
Belmont Designs Practice Ltd 37 Ashenground Road
Haywards Heath RH16 4PS
Applicant: Mr Jordan Fairall
22 Ruspers Burgess Hill West Sussex RH15 0EB
Case Officer: Hamish Evans
App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill

Ward: Burgess Hill - Leylands

DM/24/0488

Location: 45 St Johns Avenue Burgess Hill West Sussex RH15 8HJ
Desc: Proposed two storey rear extension, conversion of roof space with dormers to bedroom and bathroom and internal alterations.
Agent: Mrs Jenny Minett
Belmont Designs Practice Ltd 37 Ashenground Road Haywards Heath RH16 4PS
Applicant: Mr Max Miller
45 St Johns Avenue Burgess Hill West Sussex RH15 8HJ
Case Officer: Katherine Williams
App. Type: Householder Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill

Ward: Burgess Hill - Franklands

DM/24/0490

Location: Land East of Keymer Road and South of Folders Lane Burgess Hill West Sussex

Desc: Proposed temporary sales cabin, with associated parking and landscape works

Applicant: Olivia Forsyth
Thakeham Homes Limited Thakeham House Summers Place
Billingshurst RH14 9AD

Case Officer: Stephen Ashdown

App. Type: Full Application

RECOMMENDATION: Recommend Approval.

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/24/0498

Location: 7B West Street Burgess Hill West Sussex RH15 8NN

Desc: Proposed change of use from a residential dwelling to a mixed residential dwelling and business use (childminding Use Class E).

Applicant: Mrs Sarah Winder
Playful Days Childminding 7B West Street Burgess Hill West
Sussex RH15 8NN

Case Officer: Andrew Watt

App. Type: Full Application

RECOMMENDATION: Recommend Approval.

DM/24/0527

Location: 18 Pegasus Place Burgess Hill West Sussex RH15 0XB
Desc: Single storey side extension and conversion of garage to office/
guest room
Agent: Mr Alex Page
59 North Farm Road Lancing BN15 9BT
Applicant: Mr Dan Keefe
18 Pegasus Place Burgess Hill West Sussex RH15 0XB
Case Officer: Hamish Evans
App. Type: Householder Application

RECOMMENDATION: Recommend Refusal.

The Committee stated that the application contravened the following:

Mid Sussex District Plan:

DP26 – Character and Design

The Committee expressed concern regarding the impact on the street scene and parking, and raised concern over the safety risk regarding access for emergency vehicles.

The Committee regretted the loss of a garage.
