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Wednesday 4 December 2024

To: **MEMBERS OF THE PLANNING COMMITTEE**

Members of the Planning Committee – David Eggleton (Chairman), Janice Henwood (Vice Chairman), Graham Allen, Diane Black, Matthew Cornish, Tofojjul Hussain and John Orchard.

A **MEETING** of the **PLANNING COMMITTEE** will be held in the Council Chamber on **Monday 9 December 2024** at **19.00 hours**, when your attendance is required.

Julie Holden
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.

A G E N D A

1. OPEN FORUM

As per Standing Order 2.4 each member of the public is permitted to speak once only in respect of business relevant to the agenda (during the Open Forum). They can also speak during the meeting (on topics relating to the published agenda). Speakers may speak for a maximum of three minutes, at the discretion of the Chairman or nominee (including the Chair of any other meeting of the Council). Speakers are reminded that they may ask a question, give evidence or representation but their participation will not give rise to debate.

If it appears that the number of speakers is likely to unreasonably delay the disposal of business items on the agenda the Chairman may direct that a member of the public submits a question or comment in writing which shall be answered in due course.

2. APOLOGIES FOR ABSENCE

3. SUBSTITUTES

4. DECLARATIONS OF INTEREST

In respect of any matter on the Agenda.

5. CHAIRMAN'S ANNOUNCEMENTS

To hear Chairman's announcements, for noting items only, if any.

6. MINUTES

To consider the Minutes of the meeting of the Planning Committee held on Monday 18 November 2024 (copy previously circulated).

7. TOWN & COUNTRY PLANNING ACT 1990 – PLANNING APPLICATIONS

Applications (as set out in the accompanying list with links to the Online Planning Register) under the Town & Country Planning Act, 1990 received by Mid Sussex District Council to be considered.

8. CPRE SEWERAGE SURVEY RESULTS

Campaign to Protect Rural England (CPRE) launched a campaign for “sewerage before development” earlier this year <https://www.cpresussex.org.uk/what-we-care-about/> As Part of their campaign, they undertook a survey of the local town and parish councils across Sussex.

The Final results of this survey are summarised in the attached table and confirm the widespread extent of sewerage deficiencies in Sussex. CPRE are campaigning for infrastructure investment before development and they have heard from some Local Planning Authorities that they are already actively using pre-commencement conditions to address the need to upgrade sewerage before new homes are occupied.

They are also producing a guide on how to assess the sewage system for parish and town councils, including actions that we can take. When received this will be circulated to the committee.

Final results from CPRE Sussex sewerage survey are attached at Appendix 1

Recommendation: Committee are asked to note this position, and consider including requests for pre-commencement conditions as appropriate as part of our recommendations to the District Council.

APPLICATION LIST

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 11 NOVEMBER AND 15 NOVEMBER 2024

These applications can be viewed on the Online Planning Register. To access the Online Planning Register, please use the following link:

<http://pa.midsussex.gov.uk/online-applications/>

Parish: Burgess Hill

Ward: Burgess Hill - Meeds and Hammonds

DM/23/0140

Location: 68 - 70 Church Walk Burgess Hill West Sussex RH15 9AS
Desc: Redevelopment of an existing two storey commercial building to create a four storey mixed use building through the addition of new floors over the existing building footprint (with partial demolition of the existing 1st floor) to accommodate 10 No. flats over the top three floors, retaining the exiting commercial/retail use at ground floor (Amended plans received 24 August 2023) (Amended plans received 15 April 2024) (Amended plans received 4 November 2024)
Agent: BuchanRumArchitects
Buchan Rum Architects Ltd 9 Savill Road Lindfield RH16 2NY
Applicant: Alio
245 Terrace Road Walton On Thames Surrey KT12 2DZ
Case Officer: Andrew Watt
App. Type: Full Application

Parish: Burgess Hill

Ward: Burgess Hill - Victoria

DM/24/2736

Location: Burgess Hill Trade Centre York Road Burgess Hill West Sussex
Desc: T1 Oak - Fell TG1 - Tree group of Oak, Ash, Goat Willow. Reducing radial spread by 1 - 1.5m from 9m to 7.5m. Clearing gap between building and trees on South aspect only.
Agent: Mr Paul Tulley
Greensmiths Limited 19 Stanford Acre Littlehampton BN17 7FN
Applicant: Account Manager
Hargreaves Property Agents Victoria Business Centre York Road Burgess Hill RH15 9AD
Case Officer: Irene Fletcher
App. Type: Tree Surgery

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 18 NOVEMBER
AND 22 NOVEMBER 2024

Parish: Burgess Hill

Ward: Burgess Hill - St Andrews

DM/24/2417

Location: 58 Bonnet Lane Burgess Hill West Sussex RH15 0FQ
Desc: Proposed garage conversion to form a habitable room and
amendments to front drive. (Amended Plans received
19.11.2024)

Agent: Keenan Project Designs Ltd
11A Dormer Place Lemington Spa CV32 5AA

Applicant: Joshua Bishop
58 Bonnet Lane Burgess Hill West Sussex RH15 0FQ

Case Officer: Peter Davies

App. Type: Householder Application

Parish: Burgess Hill

Ward: Burgess Hill - St Andrews

DM/24/2419

Location: Paygate Cottage 93 Folders Lane Burgess Hill West Sussex
Desc: Proposed works are changing one set of windows into French
doors, in the kitchen located in a 1984 extension

Applicant: Mrs Susana Prada-Garcia
Paygate Cottage 93 Folders Lane Burgess Hill West Sussex
RH15 0SD

Case Officer: Catherine Cardin

App. Type: Householder Application

Parish: Burgess Hill

Ward: Burgess Hill - St Andrews

DM/24/2420

Location: Paygate Cottage 93 Folders Lane Burgess Hill West Sussex
Desc: Proposed works are changing one set of windows into French
doors, in the kitchen located in a 1984 extension

Applicant: Mrs Susana Prada-Garcia
Paygate Cottage 93 Folders Lane Burgess Hill West Sussex
RH15 0SD

Case Officer: Catherine Cardin

App. Type: Listed Building Consent

Parish: Burgess Hill**Ward: Burgess Hill - St Andrews**

DM/24/2747

Location: 24 Manor Road Burgess Hill West Sussex RH15 0NL
Desc: Change of use of existing single garage to a beauty therapy business which would operate from Tuesdays to Saturdays. Conversion works would include replacement garage doors to the front of the building, the installation of French doors to the side wall and the removal of the existing car port, with fencing installed to the side of the garage.

Applicant: Mrs Emily Ireland
Beauty Box 24 Manor Road Burgess Hill West Sussex RH15 0NL

Case Officer: Joanne Fisher
App. Type: Change of Use Application

Parish: Burgess Hill**Ward: Burgess Hill - Franklands**

DM/24/2762

Location: Wintons Fishery Folders Lane Burgess Hill West Sussex
Desc: Siting of 3x timber cabins for overnight guest use, external timber decking areas, permeable footpaths and associated works. Existing access, parking and turning area and recycling/refuse storage will be utilised.

Agent: Glampitect Ltd
30 Craiglockhart Dell Road Edinburgh EH14 1JP

Applicant: P Church
Wintons Fishery Folders Lane Burgess Hill West Sussex RH15 0DR

Case Officer: Joanne Fisher
App. Type: Full Application

Parish: Burgess Hill**Ward: Burgess Hill - Dunstall**

DM/24/2773

Location: West Park House Malthouse Lane Burgess Hill West Sussex
Desc: T1 - Oak tree - Reduce the branches by 2-3m. T2 - Oak with large cavity where trunk divides. Shorten any crossing branches by 1m to prevent damage from rubbing.

Agent: Mr Nelson Smith
Tree Surgeon 10 Bedelands Caravan Park Valebridge Road Burgess Hill RH15 8AU

Applicant: Mr Anthony Brotherton
Grasmere Malthouse Lane Burgess Hill RH15 9XA

Case Officer:
App. Type: Tree Surgery

Parish: Burgess Hill**Ward: Burgess Hill - Franklands**

DM/24/2796

Location: 8 Thatchers Close Burgess Hill West Sussex RH15 0QU
Desc: Proposed single storey side extension to existing porch
Agent: Mr Daryl Gowlett
Clive Voller Associates 2 Woolven Close Burgess Hill RH15 9RR
Applicant: Mrs Brindley
8 Thatchers Close Burgess Hill West Sussex RH15 0QU
Case Officer: Tom Coll
App. Type: Lawful Development Certificate -Proposed

Parish: Burgess Hill**Ward: Burgess Hill - Franklands**

DM/24/2798

Location: 18 Wykeham Way Burgess Hill West Sussex RH15 0HF
Desc: Proposed first floor extension over existing garage/carport. Infill carport and add open porch to the front.
Agent: Mr Simon Fitzpatrick
Mid Sussex Design 17 Gatesmead Haywards Heath RH16 1SN
Applicant: Mr And Mrs John Dasey
18 Wykeham Way Burgess Hill West Sussex RH15 0HF
Case Officer: Stefan Galyas
App. Type: Householder Application

Parish: Burgess Hill**Ward: Burgess Hill - Meeds And Hammonds**

DM/24/2808

Location: Waterside London Road Burgess Hill West Sussex
Desc: T1 Sycamore - install bracing. T2 Eucalyptus - reduced down to old pollard points (6m) T3 Willow - reduction by 2 to 3 meter over stream.
Agent: Mr Antony Geer
AG Garden And Tree 16 Capenors Burgess Hill West Sussex RH15 9QL
Applicant: Mr Antony Geer
AG Garden And Tree 16 Capenors Burgess Hill West Sussex RH15 9QL
Case Officer: Irene Fletcher
App. Type: Tree Surgery

Ward: Burgess Hill - Franklands

Parish: Burgess Hill

DM/24/2820

Location: Knapps Cottage Chilcomb Burgess Hill West Sussex
Desc: T1 Oak - Reduce overall crown by 1.5 to 2 metres, to open up core to promote growth.

Applicant: Mr Arthur George
Knapps Cottage Chilcomb Burgess Hill West Sussex RH15 0DJ

Case Officer: Irene Fletcher
App. Type: Tree Surgery

LIST OF PLANNING APPLICATIONS REGISTERED BETWEEN 25 NOVEMBER AND 29 NOVEMBER 2024

Parish: Burgess Hill

Ward: Burgess Hill - Leylands

DM/24/1254

Location: 189 Leylands Road Burgess Hill West Sussex RH15 8HR
Desc: Erection of a 14 pen cattery outbuilding (accommodating up to 28 cats) within the rear garden and conversion of a single garage to form a reception/food preparation area ancillary to the cattery. Management Plan received 10.06.2024 concerning noise, odour and ventilation. Biodiversity Net Gain Assessment and Metric received 25.11.2024.

Applicant: Mrs Tina Jones
189 Leylands Road Burgess Hill West Sussex RH15 8HR

Case Officer: Deborah Lynn
App. Type: Full Application

Parish: Burgess Hill

Ward: Burgess Hill - St Andrews

DM/24/2563

Location: 17 Valebridge Road Burgess Hill West Sussex RH15 0RA
Desc: Proposed demolition of an existing storage building to the rear of the property and erection of a new detached 4 bedroom dwelling with integral garage and a further detached garage and car porch

Agent: Mr Paul Harrison
Flat 1 Colesberg 26 Church Hill Arnside Cumbria LA5 0DJ

Applicant: Mr And Mrs Spooner
17 Valebridge Road Burgess Hill West Sussex RH15 0RA

Case Officer: Andrew Watt
App. Type: Full Application

Parish: Burgess Hill**Ward: Burgess Hill - Dunstall**

DM/24/2686

Location: St Pauls Catholic College Jane Murray Way Burgess Hill West Sussex

Desc: Proposed demolition of the existing caretaker garage to be replaced with a 2 storey side extension to the existing caretaker house. A complete new replacement roof and remodelling of the building to convert it into a reception area, offices and meeting rooms. The existing entrance is to be redeveloped into a new access with additional parking to the front and a new outdoor terrace is proposed at the rear.

Agent: Barker Associates
Magestry House Avenue West Skyline A120 Braintree CM77 7AAApplicant: Mr David Carter
BOSCO Catholic Education Trust (Bognor Regis) St Pauls Catholic College Jane Murray Way Burgess Hill West Sussex RH15 8GA

Case Officer: Caroline Grist

App. Type: Full Application

Parish: Burgess Hill**Ward: Burgess Hill - Franklands**

DM/24/2798

Location: 18 Wykeham Way Burgess Hill West Sussex RH15 0HF

Desc: Proposed first floor extension over existing garage/carport. Infill carport and add open porch to the front.

Agent: Mr Simon Fitzpatrick
Mid Sussex Design 17 Gatesmead Haywards Heath RH16 1SNApplicant: Mr And Mrs John Dasey
18 Wykeham Way Burgess Hill West Sussex RH15 0HF

Case Officer: Stefan Galyas

App. Type: Householder Application

Parish: Burgess Hill**Ward: Burgess Hill - Victoria**

DM/24/2833

Location: Woolacombe House Portland Road Burgess Hill West Sussex

Desc: Oak Tree (T1) - Reduce by 2.5 metres and rebalance.

Agent: Miles Collins
MC Trees 26 Cromwell Road Burgess Hill West Sussex RH15 8QHApplicant: Paul Martin
Woolacombe House Portland Road Burgess Hill West Sussex RH15 9RL

Case Officer: Emma Rivett

App. Type: Trees in a Conservation Area

Parish: Burgess Hill **Ward: Burgess Hill - Meeds and Hammonds**
DM/24/2846
Location: 103 Station Road Burgess Hill West Sussex RH15 9ED
Desc: Alterations to existing rear single storey extension. External alterations including new external materials, side storage wall and associated works. New windows and doors. Hip to gable roof extension with full width rear loft dormer and 2no. front roof lights.
Agent: Chris Holt
EN Architects 171A Church Road Hove BN3 2AB
Applicant: Pountney
103 Station Road Burgess Hill West Sussex RH15 9ED
Case Officer: Andrew Horrell
App. Type: Householder Application

Parish: Burgess Hill **Ward: Burgess Hill - Dunstall**
DM/24/2849
Location: 14 Bramble Gardens Burgess Hill West Sussex RH15 8UQ
Desc: Proposed garage conversion into habitable space to include two new windows to the front of the garage.
Agent: Mrs Sarah Breeze
Sarah Breeze RIBA Brislands Fletching Common Newick Lewes BN8 4QS
Applicant: Mathew Boshier
14 Bramble Gardens Burgess Hill West Sussex RH15 8UQ
Case Officer: Peter Davies
App. Type: Householder Application

Parish: Burgess Hill **Ward: Burgess Hill - Victoria**
DM/24/2851
Location: 22 Erin Way Burgess Hill West Sussex RH15 9PN
Desc: Proposed single storey rear extension, new flat roof and roof lantern to existing side (kitchen) extension, and new front porch extension.
Agent: Mr Stuart Beckett
Beckett Architectural And Consultancy Services Ltd 53 Bramble Gardens Burgess Hill West Sussex RH15 8UQ
Applicant: Mr And Mrs Cooper
22 Erin Way Burgess Hill West Sussex RH15 9PN
Case Officer: Hamish Evans
App. Type: Householder Application

Parish: Burgess Hill

Ward: Burgess Hill - Meeds and Hammonds

DM/24/2861

Location: KFC 27 - 28 Market Place Burgess Hill West Sussex

Desc: New Fascia's, new vinyl to existing box signs, new KFC letters.

Agent: Ms Edwards

Hone Edwards Associates Secod Foor Millars Three Southmill
Road Bishops Stortford CM23 3DH

Applicant: Clokken Ltd

Orion Gate Guildford Road Woking GU22 7NJ

Case Officer: Peter Davies

App. Type: Advertisement Application
