

## LINDFIELD PARISH COUNCIL

Minutes of the **PLANNING AND TRAFFIC COMMITTEE** held on **WEDNESDAY 20 MAY 2015** in the King Edward Hall, Lindfield.

The meeting commenced at **8.00 p.m.**

**Present:** Parish Councillors: Mr A. Gomme (Chairman elect)  
Mr S. Hodgson  
Mr W. Blunden  
Mr C. Snowling

**Also present:** 3 members of the public.

**In attendance:** Mr I. McLean (Deputy Clerk).

**Absent:** Cllrs Hersey, Upton, Plass, and Durrant.

The Chairman of Council opened the meeting, welcomed those present, and announced the emergency procedure for the King Edward Hall.

### **001. ELECTION OF CHAIRMAN.**

001.1 This being the first meeting of the new Committee for the new Council year, and the first following the Parish Council elections on 7<sup>th</sup> May 2015, Councillor Blunden as Chairman of Council, called for nominations for the office of Chairman of the Planning & Traffic Committee for the Council year 2015/16. Councillor Gomme was **PROPOSED** by Councillor Snowling and **SECONDED** by Councillor Hodgson. There being no other nominations, Councillor Alan Gomme was duly **ELECTED** as Chairman of the Planning & Traffic Committee for the Council year 2015/16.

### **002. ELECTION OF VICE CHAIRMAN.**

002.1 In view of the fact that only four members of the Committee were in attendance, it was **AGREED** to defer this item until the next meeting of the Committee to be held on 9<sup>th</sup> June 2015.

### **003. APOLOGIES FOR ABSENCE.**

003.1 Apologies were received from Councillors Hersey, Upton, Plass and Durrant, and the reasons accepted.

### **004. DECLARATIONS OF INTEREST.**

004.1 There were none declared.

### **005. QUESTIONS/COMMENTS FROM THE PUBLIC.**

005.1 There were none.

### **006. MINUTES OF THE MEETING OF THE PLANNING AND TRAFFIC COMMITTEE (PLANS ONLY) HELD ON 28 APRIL 2015.**

006.1 The Chairman called for approval of the Minutes of the Planning and Traffic Committee meeting held on 28 April 2015. It was **AGREED** to **APPROVE** the Minutes and the Chairman **SIGNED** the Minutes as a true record of that meeting.

### **007. PLANNING APPLICATIONS AND OTHER MATTERS REFERRED TO THE PARISH COUNCIL BY MID SUSSEX DISTRICT COUNCIL (MSDC) FOR CONSIDERATION.**

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007.1 For each application, the observations of the members who had specifically studied the plans were read out before any public comments and discussion by the Committee. It was also agreed, where appropriate, to alter the order of the Agenda in order to cater for those persons present wishing to speak to an application.

007.2 DM/15/1323 – RED LION, 60 HIGH STREET

1 NO. EXTERNALLY ILLUMINATED HANGING SIGN, 2 NO. NON ILLUMINATED PANEL SIGNS, 1 NO. ILLUMINATED LETTERS, 1 NO. EXTERNALLY ILLUMINATED SET OF LETTERS, 4 NO. AREAS OF SIGNWRITING DIRECT TO BUILDING, 2 NO. NON-ILLUMINATED DOOR PLAQUES, AND 1 NO. LANTERN.

Mr Jesson's comments on behalf of the Lindfield Preservation Society were read out – as follows: "The Society agrees that the welcome sign over the front entrance door would alter the symmetry of the front elevation but as long as it fitted to permit removal at a later date without damaging historic fabric, does not consider the sign warrants a planning objection given the essential business purpose of the building."

**AGREED RESPONSE:** "Lindfield Parish Council has no objections to this application."

007.3 DM/15/1326 (LBC) – RED LION, 60 HIGH STREET

1 NO. EXTERNALLY ILLUMINATED HANGING SIGN, 2 NO. NON ILLUMINATED PANEL SIGNS, 1 NO. ILLUMINATED LETTERS, 1 NO. EXTERNALLY ILLUMINATED SET OF LETTERS, 4 NO. AREAS OF SIGNWRITING DIRECT TO BUILDING, 2 NO. NON-ILLUMINATED DOOR PLAQUES, AND 1 NO. LANTERN.

**AGREED RESPONSE:** "Ditto above."

007.4 DM/15/1616 - 57 DENMANS LANE  
SINGLE STOREY EXTENSION.

**AGREED RESPONSE:** "As this is a request for a Lawful Development Certificate for the proposed development, we can only comment that there are no reasons for legal, valid objections as far as we are aware."

007.5 DM/15/1649 – 17 APPLEDORE GARDENS

SINGLE STOREY REAR SIDE KITCHEN EXTENSION AND FIRST FLOOR EXTENSION OVER EXISTING GROUND FLOOR.

The applicant spoke in support of the application, and said that as a new resident in the Village, he was looking to provide a family home.

**AGREED RESPONSE:** "Lindfield Parish Council has no objections to this application."

007.6 DM/15/1662 – 11 WEST COMMON DRIVE  
PROPOSED FIRST FLOOR EXTENSION TO SIDE.

**AGREED RESPONSE:** "Lindfield Parish Council has no objections to this application."

007.7 DM/15/1684 – 3 PELHAM PLACE COTTAGES, BLACK HILL  
PROPOSED SINGLE STOREY REAR EXTENSION AND INTERNAL ALTERATIONS.

Mr Jesson's comments were read out as follows: "The Society notes that some changes to the existing fabric would affect partition walls probably introduced during the changes made in the 1960s, whereas other changes would affect an external wall and window that could date from the original build in 1825. The Society considers that the latter in particular should be carefully considered by Conservation

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Officers before permission is granted. The Society considers that the external changes, although altering the external appearance, would not be harmful either to the Lindfield Conservation Area or the historic and architectural merits of the building given its listed status. In any case the colours of all exterior features should be set out before permission is granted.”

Councillor Snowling said that he felt that this was part of an ongoing process to bring the property back into habitable use. The applicant stated that her historical research into the property demonstrated that not all the comments were entirely accurate. There had been some later changes to the property, since its listed status. Councillor Blunden observed that Lindfield had evolved over time, and that there had been similar work to other similar neighbouring properties. (Note: the applicant was encouraged to provide her research to the Parish Council’s archivist, as this could have some historic architectural interest, and to contact the Deputy Clerk in order to obtain his details.)

**AGREED RESPONSE:** “Lindfield Parish Council has no objections to this application.”

007.8 DM/15/1686 (LBC) - 3 PELHAM PLACE COTTAGES, BLACK HILL  
PROPOSED SINGLE STOREY REAR EXTENSION AND INTERNAL ALTERATIONS.

**AGREED RESPONSE:** “Ditto above.”

007.9 DM/15/1693 – 8 DUKES ROAD  
OAK TREE X 1 TO BE CROWN LIFTED BY THE LOWER 4/5 BRANCHES WHICH ARE OVERHANGING THE GARDEN.

**AGREED RESPONSE:** “Lindfield Parish Council has no objections to this application.”

007.10 DM/15/1736 – 12 OLD SCHOOL COURT  
(T1) WILLOW - REMOVE. (T2) WILLOW - REMOVE. HAWTHORNE AND WILLOW HEDGE - REDUCE TO 6 FT.

**AGREED RESPONSE:** “Lindfield Parish Council has no objections to this application.”

007.11 DM/15/1774 – BROOMFIELDS, 54 HIGH STREET  
(T1) LEYLANDI CYPRESS – FELL.

**AGREED RESPONSE:** “Lindfield Parish Council has no objections to this application.”

**008. TO RECEIVE REPORTS ON ANY SIGNIFICANT PLANNING DECISIONS MADE BY MSDC AND THE PLANNING INSPECTORATE AND TO AGREE ANY FURTHER ACTION WHICH MAY NEED TO BE TAKEN BEFORE THE NEXT MEETING.**

008.1 The Deputy Clerk said that he had nothing to report on this occasion.

**009 BUDGETARY MATTERS.**

009.1 The Deputy Clerk introduced the paper, which set out the year end budget progress report for 2014/15. All payments up to 31.03.15 were recorded.

009.2 **NOTED:** that there had been no payments in the period 01.12.14 to 31.03.15 in the last financial year, from the P&T in-year budget for 2014/15.

009.3 It was further noted that the ongoing Committee’s budget for 2015/16 was important, because of the costs that will arise from the traffic study/survey to be carried out later in the year.

**010 RISK ASSESSMENT FOR THE PLANNING & TRAFFIC COMMITTEE.**

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- 010.1 The risk assessment document regarding the safety of members undertaking planning application property inspections, was received, noted, and discussed.
- 010.2 It was agreed that the current document was in the main, still fit for the purpose, and that no major changes or revisions were necessary. The most important aspect to emphasise is the need to ensure that any planning visits to properties are carried out in pairs.
- 010.3 However, it was noted that the document refers to the wearing of Lindfield Parish Council identity badges. It was also noted though, that this is not being done, and after discussion, it was agreed that it was not really necessary. This is in view of the fact that other identification could be produced if asked, or that the paper plans could be cited in evidence of identity.
- 010.4 Accordingly, it was **AGREED** that the reference(s) to identity badges should be deleted, and with that amendment, the document brought back to Committee for formal approval. The Deputy Clerk was also asked to ensure that a copy was sent to new Councillor on the Committee, Judith Durrant.

### 011. ANY OTHER BUSINESS

- 011.1 Councillor Gomme raised the issue of the rumours circulating about the former White Horse public house, and the possibility that a change of use might occur in order to convert the premises into a convenience store, under the new permitted development rights. It was noted that there had been other examples of this, such as the former Ship Inn in Cuckfield.
- 011.2 It was therefore considered that in accordance with the reference in the submitted Neighbourhood Plan, the property being one of those cited as an asset of community value, this property ought now to be officially registered with MSDC as an asset of community value under the Community Right to Bid provisions of the Localism Act 2011.
- 011.3 It was therefore **AGREED** that the application form for such registration be completed, with a view to having the application formally approved at the next full Council meeting, prior to submission to MSDC.

The Meeting concluded at 8.25 p.m.