

# Lindfield Parish Council

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Parish Clerk: Mr A Funnell

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16<sup>th</sup> October 2019

## To: Members of the Planning and Traffic Committee

You are hereby summoned to attend a meeting of the **Planning and Traffic Committee** to be held on **Tuesday 22<sup>nd</sup> October 2019** in the King Edward Hall (Jubilee Room), Lindfield, at **8.00p.m.** to transact the following business:

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Welcome and emergency announcements.

### AMENDED AGENDA 17/10/19

1. To receive and accept any **apologies** for absence.
2. To receive any Declarations of Interest by Members in respect of any item on the Agenda.
3. **To confirm and sign the Minutes** of the meeting of the Planning and Traffic Committee held on 10<sup>th</sup> October 2019 [circulated].
4. **To consider responses to Planning Applications** and other matters referred to the Parish Council by Mid Sussex District Council (MSDC) for consideration. *N.B. Up to two people for and up to two against each planning application will be permitted to speak for a maximum of two minutes each at the invitation of the Chairman.*

Due Date to MSDC	Application Details
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- i. 25/10/19 DM/19/4037 – 5 Fieldway**  
Oak Tree - Shorten lateral branches by upto 2.5m to growth points. Lift crown by up to 2m by the removal of secondary branches.
- ii. 25/10/19 DM/19/3967 – 75 Brookway**  
Single storey rear extension and loft conversion together with associated internal and external alterations
- iii. 1/11/19 DM/19/4116 – 14 West Common Drive**  
Single storey rear extension. 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.
- iv. 1/11/19 DM/19/4133 – 1 The Glebe**  
T1 Oak - Remove secondary growth up to 10cm in diameter
- v. 1/11/19 DM/19/4161 – 2 Tollgate**  
T1 Ash - Pollard tree to 5 metres habitat pole. T2 - Ash - Severe ivy and reduce back 3 metres from property
- vi. 1/11/19 DM/19/4170 – Adjacent to 2 Tollgate**  
T1 Ash - Pollard tree to 5 metres habitat pole. T2 - Ash - Severe ivy and reduce back 3 metres from property

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- vii. **1/11/19 DM/19/4190 – 11 Francis Road**  
Cherry Tree - Crown reduce and shape by approximately 4m

The Planning Applications listed above are those available as at the original date of publication of this agenda. MSDC publish their Weekly Planning Application List on Thursdays (next due 17<sup>th</sup> October 2019) and applications contained in that Weekly List may also be considered at this meeting in the light of response deadlines. Please see [MSDC Planning – Weekly List](#) on MSDC's website.

The following applications were published by MSDC on Thursday 17<sup>th</sup> October 2019 and will be considered at this meeting:

- viii. **8/11/19 – DM/19/3284 - Pondcroft Barn, Pondcroft Road**  
Replacement of balcony at front of building
- ix. **8/11/19 – DM/19/3740 - 68 Noahs Ark Lane**  
Erection of single storey enclosed front porch with pitched roof.
- x. **8/11/19 – DM/19/3858 – 4 Barrington Close**  
Modification to front elevation to create new porch, new flank extension to create new bedroom and living space. New render to existing house. Minor associated landscaping. (amended description 16/10/2019)
- xi. **8/11/19 – DM/19/4243 - Postmasters 34 High Street**  
Variation of condition 2 of application DM/15/2908 to allow changes in window design
- xii. **8/11/19 – DM/19/4246 - 1 The Brambles 44 Backwoods Lane**  
Flag pole and flag.
- xiii. **8/11/19 – DM/19/4261 - 14 Old School Court**  
Re-pollard Lime tree by 2m to established points, at No. 14 and No. 18 Old School Court
- xiv. **8/11/19 – DM/19/4288 - Denmans 4 The Glebe**  
Demolition of existing utility room and garage extension and provision of two storey extension and associated alterations
- xv. **8/11/19 – DM/19/4298 - 45 Blackthorns**  
Demolition of existing garage and proposed two storey side and rear extension to include a balcony to the rear elevation. Proposed porch to the front elevation
- xvi. **8/11/19 – DM/19/4317 - Land At Finches Gardens Lindfield West Sussex**  
Twin stemmed Sycamore - Fell to base. Oak - Reduce crown by up to 3m
5. **To receive reports on any significant planning decisions or issues made by MSDC** and the Planning Inspectorate and to agree any further action which may need to be taken before the next meeting.
6. **2020 - 21 Budget** – outline for discussion pending agreement at Full P&TC on 19<sup>th</sup> November 2019
7. **DM/19/2845 - Land to The East Of High Beech Lane/ Land North Of Barrington Close**  
Following Matters Arising at P&TC 8.10.19, the following response was agreed between the Chair and Deputy Parish Clerk:-

“Whilst this development falls outside Lindfield Parish Council's boundary, it is immediately adjacent to the Parish and where the effect on neighbouring properties will be most keenly felt. Based on the information currently provided on MSDC's Planning portal, the Council has

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been unable to gain any real perspective of the current proposal on this sloping site as it affects the adjoining properties, due to the absence of suitable cross sectional site drawings or projections. The Council is concerned that the levels of overlooking and consequent overbearing impact and loss of outlook may be significant. Separately, it would seem more appropriate for the affordable housing element within the development to be more effectively integrated across the development rather than concentrated as proposed.

The Council recognises that drainage is not a component of this application and was covered by a condition requiring the applicant to submit full detail to the Planning Authority. The adjoining properties already experience significant run-off issues and the absence of such detailed proposals, alongside the understanding that the Planning Authority will not consult on these once received, is extremely disappointing. All the more so in the context of District Plan Policy 41 "...particular attention will be paid to those areas of the District that have experienced flooding in the past and proposals for development should seek to reduce the risk of flooding by achieving a reduction from existing run-off rates." Land stability assessments also appear to be addressed in a similar fashion. Given the complexities of this site, it is hoped that a full independent appraisal of the applicants proposals in these regards (once they are available) will be required by the Planning Authority.

In the circumstances, **Lindfield Parish Council objects to the proposals** based on the information currently available."

7.1 Councillors are asked to note this response.

**8. Matters Arising** after the preparation of this Agenda, which the Chairman agrees to take as urgent. Such matters will be for noting or deferral to a future meeting only.

*D. Parsons*

**David Parsons**  
**Deputy Parish Clerk**

cc: All other Parish Councillors, MSDC and WSCC Cllr Andrew Lea, MSDC Cllr Anthea Lea,  
MSDC Cllr Jonathan Ash-Edwards