

Lindfield Parish Council

Minutes of the **PLANNING AND TRAFFIC COMMITTEE** meeting held on
Tuesday **31st January 2023** in the King Edward Hall, Lindfield.

P&TC Members:

Parish Councillors: Mr R Plass (Chair)
Mrs M Hersey (Vice- Chair)
Mr W Blunden
Mrs L Grace
Mrs A Matthews*
Mr J Stevens
Mrs V Upton
Mr C Wood
Mr I Wilson
* Denotes absent from meeting

In attendance: Mr D Parsons (Deputy Parish Clerk)
Lindfield Society
Cllr Garry Wall (WSCC, Lindfield and High Weald - Items 497 - 501)

The Meeting commenced at **20:00**.

497. Apologies

497.1 Apologies from Cllr Matthews were received and accepted.

498. Declarations of Interest

498.1 None.

499. Approval of Minutes

499.1 The Chair noted that the draft Minutes of the Planning and Traffic Committee meeting held on 1st January 2023 had previously been circulated and sought any members comments. Committee **agreed** that the Chair should sign the Minutes as a true record of the meeting.

500. Questions/comments from members of the public

500.1 None.

500.2 Cllr Garry Wall ([GW] WSCC, Lindfield & High Weald) updated the meeting that the pothole / road damage exacerbated by the extreme cold snap in December continues to impact on Highway's activities. It has significant knock-on effects in terms of delaying response times and an additional £4.5m funding has now been agreed for emergency work. In this context, Dukes Road last week benefitted from significant patching work. In respect of Traffic Restriction Orders:- a productive meeting had been held with Haywards Heath Town Council; the Backwoods Close proposal was out for consultation; the Wilderness proposal has been signed off subject to cabinet approval; Black Hill continued to be the subject of many emails and he considered that school would need to work alongside LPC and GW to support any restrictions agreed. Cllr Stevens opined that Dukes Road was not much better in his view.

501. Planning Applications and other matters referred to the Parish Council by Mid Sussex District Council (MSDC) for consideration

Appendix One shows the application details and agreed responses.

For each application, the observations of the members who had specifically studied the plans were read out and any public comments received, before discussion by the Committee, as summarised below (where applicable). For applications where the Lindfield Society (LS) had no comments, or their view was 'No objection' this is not recorded.

501.1 In respect of Appendix One, Item 11 **DM/23/0065 – Finches Corner, Hickmans Lane** members supported the proposal for an additional bungalow for the village, considering that more bungalows supported residents housing needs. If the outline application is approved by MSDC, members were keen to ensure that the detailed design application is carefully scrutinised.

502. 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.

502.1 None

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503. Outstanding Action Points

The Deputy Parish Clerk advised that the RTPI (Bus Sign) had been ordered. Committee **noted** the currently outstanding and closed matters.

504. Matters Arising.

504.1 Cllr Blunden was keen to understand the apparent dichotomy in the treatment of double-glazing proposals within the Conservation Area, also noting the green mandate to reduce heating losses generally. Cllr Wood queried what guidance was being followed in this regard. Cllr Hersey proposed discussing the matter Cllr Gary Marsh, as Chairman of MSDC's Planning Committee. Members considered that they owe it to both residents and the Council's Planning & Traffic Committee to understand the Local Planning Authorities approach in this regard and sought an update at a future meeting.

The meeting closed at 20:25.

The **next P&TC Meeting is scheduled for Tuesday 21st February 2023**
at 8pm in the King Edward Hall.

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Appendix One – Responses to Planning Applications received from Mid Sussex District Council

Item	Year	Reference	Property	Street	Proposal
1	2022	3904	Old Barn Studio	Chaloner Road	Proposed new porch canopy. Replace wall at front and demolish north chimney and raise central chimney.
RESPONSE: Lindfield Parish Council has no objection to this application.					
2	2022	2403	2 Church View Cottages	Francis Road	Reconfiguration of glazing to lounge area by installing three bifolding doors with a 2-part bi-folding set to form glazed corner with structural post and the replacement of the front entrance door.
RESPONSE: Lindfield Parish Council has no objection to this application.					
3	2022	3720	5	Hickmans Close	The proposed works include a rear two storey extension, a rear single storey extension and the widening of an existing dormer to the side roof pitch.
RESPONSE: Lindfield Parish Council has no objection to this application.					
4	2023	0046	58	Noahs Ark Lane	Proposed single storey front extension to replace existing porch and provide enclosed porch with cloakroom.
RESPONSE: Lindfield Parish Council has no objection to this application, subject to materials matching existing.					
5	2022	3346	Tentersmead / 18	High Street	T1 Hawthorn - reduce height by 2m. T2, T3, T4 and T6 Holly - reduce height by 1.5m. T5 and T7 Hawthorne - reduce height by 1.5m.
RESPONSE: Lindfield Parish Council has no objection to this application.					
6	2023	0060	Wincote / 63	High Street	Proposed new double glazed windows and doors (this application is a re-submission of approved application DM/22/1257).
RESPONSE: Lindfield Parish Council has no objection to this application.					
7	2023	0059	Wincote / 63	High Street	Proposed new double glazed windows and doors (this application is a re-submission of approved application DM/22/1257).
RESPONSE: Lindfield Parish Council has no objection to this application.					

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Item	Year	Reference	Property	Street	Proposal
8	2023	0090	Tachbrook	Lewes Road	Demolish existing flat roofed porch and rebuild to same size with tiled pitched roof to match main roof.
RESPONSE: Lindfield Parish Council has no objection to this application, subject to materials matching existing.					
9	2022	2346	83	Sunte Avenue	Part first floor and part two storey extension to the side, single storey extension to the rear and garage conversion.
RESPONSE: Lindfield Parish Council has no objection to this application, subject to materials matching existing.					
10	2023	0154	Old Barn Studio	Chaloner Road	T1 Apple Tree - Fell
RESPONSE: Lindfield Parish Council has no objection to this application.					
11	2023	0065	Finches Corner	Hickmans Lane	Outline Application (with All Matters Reserved) for x1 No. bungalow infill dwelling including associated garages and amenity space, following demolition of existing garage
RESPONSE: Lindfield Parish Council (LPC) has no objection to the principle of this application for the construction of a bungalow. If approved, LPC will be keen to see that the detailed design is appropriate for the location.					
12	2022	3830	18	Blackthorns	Proposed new front open porch and new front door 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.
RESPONSE: No response submitted					
13	2022	3769	Ladywell	Black Hill	Variation of condition 2 relating to planning permission DM/22/1657 - To change the rear extension glazing.
RESPONSE: Lindfield Parish Council has no objections to this application, subject to comments from MSDC's Conservation Officer.					
14	2023	0132	4	Pelham Road	Proposed roof conversion with reduced barn ends and rear dormer with front rooflights, alterations to existing rear pitched roof to change to tiled edge flat roof. Connection of garage to existing house 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.
RESPONSE: No response submitted					

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Item	Year	Reference	Property	Street	Proposal
15	2022	3416	Pear Tree Cottage, Old Place	High Street	Demolish existing detached garage. Proposed rear and side extension and replace existing glazing with Heritage double glazed units and addition of an Air Source Heat Pump. Amended plans received 24.01.2023 showing revised kitchen window.
RESPONSE: Lindfield Parish Council has no objections to this proposal, subject to MSDC's satisfaction that the Air Source Heat Pump will not create anti-social noise issues for neighbouring properties.					
16	2022	3457	Pear Tree Cottage, Old Place	High Street	Demolish existing detached garage. Proposed rear and side extension and replace existing glazing with Heritage double glazed units and addition of an Air Source Heat Pump. Amended plans received 24.01.2023 showing revised kitchen window.
RESPONSE: Lindfield Parish Council has no objections to this proposal, subject to the satisfaction of MSDC's Conservation Officer.					

Notes:

1. Lawful Development Certificate (LDC) applications - no response will normally be provided.
2. Where application addresses are listed more than once with different reference numbers but the same description, this indicates that more than one type of planning application is required for the work (e.g., both a Householder or Full application and Listed Building Consent)