

Lindfield Parish Council

Minutes of the **PLANNING, TRANSPORT, and TRAFFIC COMMITTEE (PTTC)** meeting held on Tuesday 29th **October 2024** in the King Edward Hall, Lindfield.

PTTC Members:

Parish Councillors:

Mrs V Upton* (Chair)	Mrs I Burns
Mr T Webster* (Vice-Chair)	Mr S Nisbett
Mrs A Matthews	Mr I Wilson*
Mrs A Beecroft	Mr D Woolley
Mr W Blunden*	

* Denotes absence from the meeting

In attendance: Mr D Parsons (Deputy Parish Clerk)

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

277. Election of Temporary Chair

277.1 In the absence of the Chair and Vice Chair, members elected Cllr Beecroft to Chair this meeting.

278. Apologies

278.1 Apologies were received from Cllrs Upton, Blunden, and Webster, and the reasons accepted.

279. Declarations of Interest

279.1 None

280. Approval of Minutes

280.1 The Chair noted that the draft Minutes of the Planning and Traffic Committee meeting held on 8th October 2024 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.

281. Questions/comments from members of the public

281.1 None.

282. Planning Applications and other matters referred to the Parish Council by Mid Sussex District Council (MSDC), West Sussex County Council (WSCC) 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).

283. To receive reports on any significant planning decisions or issues made by MSDC, WSCC or other authority for consideration and to agree any further action which may need to be taken before the next scheduled meeting.

283.1 **AP/24/0056 - 38 Blackthorns** Members were advised that the applicant had appealed MSDC's refusal for the proposed double garage in front of the property and various other works, to which Lindfield Parish Council had objected. Committee **noted** this development.

284. Report on any issues addressed under the councils Scheme of Delegation and to consider further action required, if any.

284.1 None

285. TRO Update – exploring alternative options?

285.1 Committee **agreed** that the TRO Working Group should reconvene to consider potential ways forward following WSCC's refusal to progress the proposed 7.5 tonne weight limit at the junction of the High Street and Lewes Road and the Ombudsman finding no fault in WSCC's actions when dealing with S106 monies. Cllr Woolley questioned whether WSCC would be seeking to update Satnav systems to reflect the newly erected 'unsuitable for HGV signs' and suggested that members should do what they can to feedback through Google maps and Waze.

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286. Consultation – WSCC Highway Network Management Plan

286.1 Committee **agreed** that the previously circulated response to the consultation should be submitted to WSCC, together with the following comments:

Q1 references "Executive Summary" - unfortunately there is no section with this title.

The plethora of key documents (currently 10 beneath the Council Plan, according to Figure 2 on page 8) makes navigating Highway's overall approach a challenging task to the non-specialist. Indeed page 2 of the HNMP refers to the West Sussex Transport Plan as "...a parent..." of this plan - which is the other?

At 1.25 on page 10, it seeks to reduce disruption "...not carry out works on the busiest roads at the busiest times..." It might also be appropriate to recognise that night working is incredibly disruptive to residents and should only be considered *in extremis*. This should also be reflected in terms of "Managing the Impacts on Communities" on page 33.

Under the heading "Speed Management" on page 18, at 1.85 it states "Lower traffic speeds may also encourage more walking and cycling in support of our Active Travel Strategy, helping to make communities safer and more pleasant places to live..." However, 1.86, in discussing appropriate speed limits, makes no mention of making communities safer and more pleasant but focuses on *inter alia* collision history and traffic speeds. This appears a somewhat outdated and inappropriate approach, particularly recognising that the Highway Code was updated in January 2022 to prioritise pedestrians and other vulnerable road users over vehicle traffic.

The opportunity to comment on the proposed Highway Network Management Plan is appreciated, it is however, noted that stakeholders are focused on bodies such as the police or environment agency and more generally, to "works promoters" applying for permit and change applications but not to local councils. Whilst the document contains case studies of where things haven't worked particularly well (e.g. Worthing, on page 23), the opportunity for Parish and Town Council consultation on works appears to be limited to responding the "Public Notice Road Closure" advices sent out daily by Highways. These are focussed on individual works and are towards the 'end' of a process between the 'works promoter' and WSCC, they provide no visibility on anticipated future works nor a wider picture on the likely combined impact of works in a particular area, on which local councils might have a useful perspective.

It is hoped that "Managing the Impacts on Communities" (page 33, para 3.17-19) will include the appropriate, earlier stage involvement of local councils, and not just "works promoters." Further, Local Councils should also be provided with an appropriate real-time mechanism to report to WSCC where works being undertaken are causing unforeseen issues (e.g. inadequate pedestrian routes, material additional congestion, roads closed but no works taking place) or appear to be substandard (e.g. visibly poor reinstatement), rather than the limited 'after the event' [Make an enquiry or report a problem with a road or pavement - West Sussex County Council](#) mechanism currently available.

287. Budget Report – update and 2024/5 proposal

287.1 Committee **noted** the report previously circulated and **agreed** that the proposed 2025-6 Budget should now be recommended to the Finance and General Purposes Committee.

288. Outstanding Action Points

288.1 Committee **noted** the report previously circulated.

289. Matters Arising (for noting or deferral to a future meeting only)

289.1 Members were advised that Cllr Grace is attending the WSALC AGM on 4th November, which includes discussions on the National Policy Planning Framework (NPPF), and seeks any questions from members of the PTTC.

The meeting closed at 20:18.

The Committee next meets on Tuesday 19th November 2024

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

Item	Year	Ref	Property	Street	Proposal
1	2024	2319	Truffle House / 101	High Street	Sycamore Tree - Reduce by 2.5 metres
Response: Lindfield Parish Council has no objection to this application.					
2	2024	2319	Truffle House / 101	High Street	Sycamore Tree - Reduce by 2.5 metres
Response: Lindfield Parish Council has no objection to this application.					
3	2024	2353	Land West of 23 and behind 6	Finches Gardens / Savill Road	T1 Oak - reduce tree back to old cuts approximately 1.5 meters, lifting by 2.5 meters. T2 - x4 Conifers - fell.
Response: Lindfield Parish Council has no objection to this application.					
4	2024	2456	11	Savill Road	Proposed ground floor single storey infill extension to rear
Response: Lindfield Parish Council has no objection to this application.					
5	2024	1551	Little Blacklands / 153	High Street	Remodelling of the existing single-storey Orangery extension to the rear elevation. Construction of a single-storey extension to the rear elevation, attached to the existing property by means of a glazed link. Existing boundary wall to be partially demolished and re-built to form flank elevation of proposed extension. Internal alterations to provide utility room and WC facilities. Associated hard and soft landscaping works to comprise new terracing, steps and low-level retaining walls. Amended plans received 15.10.2024 showing reduction in size of terraced area, amendments to external facing materials of rear extension and replacement roof lantern altered to plateau design. Updated tree report received 27.09.2024.
Response: Lindfield Parish Council has no objection to this application.					

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Item	Year	Ref	Property	Street	Proposal
6		1552	Little Blacklands / 153	High Street	Remodelling of the existing single-storey Orangery extension to the rear elevation. Construction of a single-storey extension to the rear elevation, attached to the existing property by means of a glazed link. Existing boundary wall to be partially demolished and re-built to form flank elevation of proposed extension. Internal alterations to provide utility room and WC facilities. Associated hard and soft landscaping works to comprise new terracing, steps and low-level retaining walls. Amended plans received 15.10.2024 showing reduction in size of terraced area, amendments to external facing materials of rear extension and replacement roof lantern altered to plateau design.
Response: Lindfield Parish Council has no objection to this application, subject to MSDC Conservation Officer's satisfaction.					
Notes:					
<ol style="list-style-type: none"> 1. Lawful Development Certificate (LDC) applications (“...an application to establish whether the development is lawful...”) - 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) 					