



**Minutes of the Meeting of the Planning and Environment Committee
held at the Billingshurst Centre
on Thursday 6 October 2022 at 7.30pm**

Present

Cllrs Edna Benger, Dave Homer (in the Chair), James Marchant, Steve Thomas and Sarah Wilson.

In attendance

Jo Booth, Assistant Clerk

In the absence of the Chairman and Vice Chairman, Cllr Dave Homer was appointed to chair the meeting.

The Chairman reminded members that the meeting was being streamed to the internet and asked members to raise their hands if they wished to speak.

103/22 Apologies for Absence.

Apologies for absence were received from Cllrs Caroline Beresford Pratt (prior commitment), Garry Commins (work commitment) and Doug Waller (prior commitment). On the proposal of Cllr Sarah Wilson, seconded by Cllr James Marchant, **RESOLVED** that the apologies and the reasons given be accepted.

104/22 Declarations of interest and notification of change to members' interests.

None.

105/22 Approval of the minutes of the Planning and Environment Committee meeting held on 8 September 2022, previously circulated. On the proposal of Cllr Sarah Wilson, seconded by Cllr James Marchant, **RESOLVED** that the minutes be accepted and signed as a correct record accordingly.

106/22 Matters Arising.

None.

107/22 Public Session.

There were no members of the public present.

108/22 Planning Applications.

- i. **DC/22/1394** Extension and conversion of existing "Therapy Classroom" into ancillary residential accommodation, and change of use of existing "Old Stable Block" building to Class D1 Use (as Therapy Classes for people with disorders of neurological origins). **KETTLESBRIDGE FARM, WEST CHILTINGTON LANE, CONEYHURST, BILLINGSHURST.** On the proposal of Cllr James Marchant, seconded by Cllr Steve Thomas, **RESOLVED** that the Parish Council does not object to this application.

- ii. **DC/22/1625** Fell 1x Ash (Works to Trees in a Conservation Area). **SOUTHLANDS FARM, STANE STREET, ADVERSANE, BILLINGSHURST**. This application was permitted on 4 October 2022 as the tree was diseased and potentially dangerous.
- iii. **DC/22/1537** Installation of wooden decking at the back of the garden. **6 WINDMILL PLACE, EAST STREET, BILLINGSHURST**. On the proposal of Cllr James Marchant, seconded by Cllr Sarah Wilson, **RESOLVED** that the Parish Council does not object to this application.
- iv. **DC/22/1665** Demolition of front porch, carport, garage and study. Erection of a two storey side extension and single storey rear extension and associated alterations. **9 BIRCH DRIVE, BILLINGSHURST**. On the proposal of Cllr James Marchant, seconded by Cllr Edna Benger, **RESOLVED** that the Parish Council does not object to this application. Members would, however, like to comment on the ambiguity in the application form and the D&A which refer to proposed wall finishes as being render and cladding. Cladding would be the preferred option.
- v. **DC/22/1689** Creation of new access point and track. **CHANNY FARM, WEST CHILTINGTON LANE, CONEYHURST, BILLINGSHURST**. On the proposal of Cllr Dave Homer, seconded by Cllr Sarah Wilson, **RESOLVED** that the Parish Council does not object to this application. Members did, however, wish to endorse the comments made by both the Arboricultural Officer and West Chiltington Parish Council in regards to the loss of historic hedgerow. If HDC is minded to permit the application, a condition should be applied in accordance with the advice from the Arboricultural Officer in terms of replacement planting and maintenance.
- vi. **DC/22/1123** Alterations to southern elevation to leave brick wall unrendered and painted white (Listed Building Consent). **TANNERS COTTAGE, LORDINGS ROAD, ADVERSANE**. On the proposal of Cllr James Marchant, seconded by Cllr Sarah Wilson, **RESOLVED** that the Parish Council does not object to this application.
- vii. **DC/22/1567** Insert a new window into the first floor rear elevation. **15 BOWLING LANE, BILLINGSHURST**. On the proposal of Cllr Edna Benger, seconded by Cllr Sarah Wilson, **RESOLVED** that the Parish Council does not object to this application.
- viii. **DC/22/1578** Demolition of conservatory and erection of a two storey rear extension and associated alterations. **39 MORRIS DRIVE, BILLINGSHURST**. On the proposal of Cllr Sarah Wilson, seconded by Cllr Steve Thomas, **RESOLVED** that the Parish Council does not object to this application.
- ix. **DC/22/1727** Demolition of existing rear conservatory and erection of a single storey rear extension. Erection of a single storey side and front extension, a first floor rear extension, enlargement of side dormer and associated works. **15 SILVER LANE, BILLINGSHURST**. On the proposal of Cllr Sarah Wilson, seconded by Cllr James Marchant, **RESOLVED** that the Parish Council does not object to this application.

- x. **DC/22/1699** Removal of Condition 19 of previously approved application DC/19/1870 (Erection of 4 No. detached single storey dwellings with associated access driveway and parking) to allow for removal of the condition relating to permitted development rights. **ROWFOLD KENNELS, CONEYHURST ROAD, BILLINGSHURST.** On the proposal of Cllr Sarah Wilson, seconded by Cllr Edna Benger, **RESOLVED** that the Parish Council does not object to this application.
- xi. **DC/22/1691** Outline Application for redevelopment of the site to provide 7no business starter units with all matters reserved. **McVEIGH PARKER AND CO LTD, STANE STREET, ADVERSANE, BILLINGSHURST.** On the proposal of Cllr Sarah Wilson, seconded by Cllr James Marchant, **RESOLVED** that the Parish Council does not object to this application.

109/22 Horsham District Council Planning Decisions.

PLAN NO	DESCRIPTION	PARISH COUNCIL RESPONSE	HDC DECISION
DC/22/1273	Conversion of existing integral garage to form habitable living space with associated external alterations 8 KENILWORTH PLACE, BILLINGSHURST	No objection 4.8.2022	Permitted 1.9.2022
DC/22/1073	Erection of a two-storey rear extension 76 COOMBE HILL, BILLINGSHURST	No objection 7.7.2022	Permitted 2.9.2022
DC/22/1265	Erection of a two-storey rear extension 55 DELL LANE, BILLINGSHURST	No objection 4.8.2022	Permitted 9.9.2022
DC/22/1194	Erection of a restaurant and takeaway with drive-thru facility (Sui Generis) together with customer car park, play area, and associated landscaping BILLINGSHURST TRADE PARK, STANE STREET, BILLINGSHURST	Strong objection 4.8.2022	Withdrawn 12.9.2022
DC/21/2530	Erection of 2No. dwellings with access from East Street and associated landscaping LAND SOUTH OF EAST STREET, BILLINGSHURST	Strong objection 2.12.2021 & 8.9.2022	Refused 15.9.2022
DC/22/1395	Removal and rebuilding of 2No chimney stacks and repointing works to section of west elevation (Listed Building Consent) CHURCHGATE, 6 EAST STREET, BILLINGSHURST	No objection 8.9.2022	Permitted 15.9.2022
DC/22/0115	Erection of a shed/store building with associated works to provide a "Mens Shed" for community use STATION ROAD GARDENS, STATION ROAD, BILLINGSHURST	Property Committee – no objection February 2022	Permitted 16.9.2022
DC/22/1315	Surgery to 1x Oak HAWTHORNS, WEST STREET, BILLINGSHURST	No objection 8.9.2022	Permitted 20.9.2022

PLAN NO	DESCRIPTION	PARISH COUNCIL RESPONSE	HDC DECISION
DC/22/1167	Surgery to 2 x Oak trees and 1 x May tree (TPO/1423) OAKLANDS, 50 DAUX AVENUE, BILLINGSHURST	No objection 4.8.2022	Permitted 20.9.2022
DC/22/1441	Surgery to 1 x Horse Chestnut LAND AT CLEVELANDS, STATION ROAD, BILLINGSHURST	No comment – PC application 4.8.2022	Permitted 20.9.2022
DC/22/1179	Surgery to 2 x Horse Chestnuts (TPO/0588) 11 STATION VIEW, BILLINGSHURST	No objection 4.8.2022	Permitted 20.9.2022
DC/22/1141	Erection of a single storey rear extension (Retrospective) EMMETTS FARM, WEST CHILTINGTON LANE, CONEYHURST, BILLINGSHURST	Objection 8.9.2022	Permitted 28.9.2022
DC/22/1368	Conversion of existing side garage to form habitable living space, incorporating replacement of garage door with window and installation of side bi-fold doors and rooflights 2 FAIRLIGHT COTTAGES, NATTS LANE, BILLINGSHURST	No objection 8.9.2022	Permitted 28.9.2022
DC/22/1616	Fell 1 x Cypress (Works to Trees in Conservation Area) YEW COTTAGE, WEST STREET, BILLINGSHURST	No objection 8.9.2022	Permitted 29.9.2022

110/22 Appeals and Appeal Decisions.

- i. Keeper Cottages (DC/21/2563). Appeal is valid and awaiting the availability of a Planning Inspector.
- ii. Land at Duckmoor, East of Billingshurst (Reside Developments) – DC/20/2607. The hearing has been set to open on Tuesday 13 December and is expected to last for 2 days.

111/22 Planning Compliance Update.

The following compliance complaints have been received by the team at HDC:-

- i. The Kings Arms, High Street – metal sheets to windows and doors (listed building in a conservation area)
- ii. The Granary, Coneyhurst Road – stationing of a mobile home for permanent accommodation.
- iii. Little Acres, Adversane Lane – brick built structure on boundary with next door property.

112/22 Any other matters for information only.

- i. HDC's Cabinet met on 29 September and considered the adoption of an "A" board and other advertising structures on the highway policy. The draft policy has been referred to Full Council.

113/22 Date of Next Meeting: Thursday 3 November 2022 at 7.30pm (unless there is a need for a plans-only meeting).

The meeting closed at 8.15pm.

Chairman

Date