



**Minutes of the Meeting of the Planning and Environment Committee  
held at the Billingshurst Centre  
on Tuesday 4 June 2024 at 7.00pm**

**Present**

Cllrs Faye Algar, Kate Rowbottom, Steve Thomas and Doug Waller (Chairman).

**In attendance**

Jo Booth, Assistant Clerk  
2 members of the public

**65/24 Chairman's Announcements.**

The Chairman advised

- i. The meeting was not being streamed to the internet due to technical issues.
- ii. Cllrs wishing to speak should raise their hand and, when invited to do so, speak loudly and clearly.
- iii. Mobile 'phones should either be switched off or silenced.

**66/24 Apologies for Absence.**

An apology for an approved reason was received from Cllr James Marchant. On the proposal of Cllr Doug Waller, seconded by Cllr Faye Algar, **RESOLVED** that the apology and the reason given be accepted.

**67/24 Declarations of interest and notification of change to members' interests.**

None.

**68/24 Approval of the minutes of the Planning and Environment Committee meeting held on 7 May 2024, previously circulated.** On the proposal of Cllr Steve Thomas, seconded by Cllr Faye Algar, **RESOLVED** that the minutes be accepted and signed as a correct record accordingly.

**69/24 Clerk's Report.**

No report this month.

**70/24 Public Session.**

There was one member of the public present who did not wish to speak. The Chairman was aware that a member of the public who wanted to speak was unavoidably delayed. It was **AGREED** that the public session be deferred until later in the meeting.

**71/24 Planning Applications.**

- i. **DC/24/0478** Partial garage conversion into habitable living space. **6 BECKS WAY, BILLINGSHURST.** On the proposal of Cllr Faye Algar, seconded by Cllr Steve Thomas, **RESOLVED** that the Parish Council does not object to this application.
- ii. **DC/24/0684** Full application for a proposed nine pitch settled gypsy accommodation site (part retrospective). **JACKMANS FARM, ADVERSANE LANE, ADVERSANE.** The application was no longer valid. Horsham District Council (HDC) will notify the Parish Office when it has been re-validated.
- iii. **DC/24/0683** Installation of 3x non-illuminated fascia signs, 1x non-illuminated other sign, 13x internally illuminated fascia signs and 3x internally illuminated other signs (Forecourt Building Signs, Refuelling Canopy Signs, Petrol Price Identification totem sign, Multi-brand Totem Sign). **PLATTS RUNDABOUT, A272, BILLINGSHURST.** On the proposal of Cllr Doug Waller, seconded by Cllr Faye Algar, **RESOLVED** that the Parish Council does not object to this application.
- iv. **DC/24/0759 & DC/24/0760** Erection of oak framed carport (Householder and Listed Building Consent). **HAMMONDS, EAST STREET, BILLINGSHURST.** On the proposal of Cllr Doug Waller, seconded by Cllr Faye Algar, **RESOLVED** that the Parish Council does not object to this application.
- v. **DC/24/0785** Removal of Condition 9 of previously approved application BL/76/99 (Erection of 1 bungalow). Relating to the occupation of the dwelling. **BLACKTHORNE BARN, MARRINGDEAN ROAD, BILLINGSHURST.** Cllr Faye Algar proposed that the Parish Council objects to this application as the process has not been followed in terms of a Certificate of Lawful Development application and market testing. There being no seconder, **MOTION FAILED.** On the proposal of Cllr Kate Rowbottom, seconded by Cllr Steve Thomas, **RESOLVED** that the Parish Council does not object to this application.
- vi. **DC/24/0746** Installation of an Air Source Heat Pump at the edge of the driveway adjacent to a 1.8m high brick wall that backs onto a pavement and road. **87 MORRIS DRIVE, BILLINGSHURST.** On the proposal of Cllr Faye Algar, seconded by Cllr Steve Thomas, **RESOLVED** that the Parish Council does not object to this application.

*The meeting was adjourned to allow the resumption of*

**72/24 Public Session.**

Mr Deepak Mahal addressed members in respect of application DC/24/0726 – variation of condition at Billingshurst Trade and Business Park, Hilland. Mr Mahal said that Dunmoore Group have systematically moved away from what was originally permitted which included provision of employment floorspace which would attract new business and allow expansion of existing businesses. Instead, there has been a proliferation of high volume retail within the Park and further attempts to alter the Use Classes must be resisted. Mr Mahal noted that HDC had recently refused similar applications –

DC/21/0748 was refused and then dismissed on appeal, DC/22/0566 and DC/23/1263 were also refused and this application should be refused on the same grounds. In addition, Mr Mahal said that West Sussex County Council (WSSCC) Highways Department had continuously accepted traffic data prepared for Dunmoore Group with no independent challenge and asked that the Parish Council presses for an independent assessment.

*The meeting resumed.*

#### 73/24 Planning Applications.

- vii. **DC/24/0726** Variation of Condition 1 of previously approved application DC/21/1107 relating to approved plans and planning uses. **LAND NORTH OF HILLAND FARM, BILLINGSHURST.** Members discussed the benefit to the community of the inclusion of The Range within the development, including jobs for local people, versus the move away from the original intention. They questioned whether or not the concept of there being unmet need in the parish for small units was still the case, as it was in 2019 when permission was first granted. On the proposal of Cllr Faye Algar, seconded by Cllr Kate Rowbottom, **RESOLVED** that the Parish Council does not object to this application.

#### 74/24 Horsham District Council Planning Decisions.

PLAN NO	DESCRIPTION	PARISH COUNCIL RESPONSE	HDC DECISION
DC/23/2232	Change of use of amenity land to residential garden and the erection of new boundary fence (Retrospective) <b>43 CARPENTERS, BILLINGSHURST</b>	No objection 9.4.2024	Permitted 14.5.2024
DC/23/2103	Erection of Business Park following demolition of existing redundant farm buildings <b>LAND NORTH OF HILLAND FARM, STANE STREET, BILLINGSHURST</b>	No objection 5.3.2024	Permitted 22.5.2024

#### West Sussex County Council Decision

PLAN NO	DESCRIPTION	PARISH COUNCIL RESPONSE	HDC DECISION
WSSCC/044/23	Construction and operation of a motor control centre (MCC) kiosk <b>BILLINGSHURST WASTE WATER TREATMENT WORKS, STANE STREET, BILLINGSHURST</b>	No objection 7.12.2024	Permitted 15.5.2024

**75/24 Appeals and Appeal Decisions.**

- i. **DC/22/1691 McVeigh Parker, Stane Street, Adversane.** The appeal was dismissed on 14 May 2024.

**76/24 Planning Compliance Update.**

- i. **EN/24/0197 11 Platts Meadow.** Alleged construction of outbuilding in rear garden in excess of 2.5m high and within 1m of boundary. Outbuildings and other additions exceed 50% of total area of land.
- ii. **EN/24/0198 9 Platts Meadow.** Alleged construction of outbuilding in rear garden in excess of 2.5m high and within 1m of boundary. Outbuildings and other additions exceed 50% of total area of land.
- iii. **EN/24/0201 10 Myrtle Close.** Alleged extension to existing driveway without planning permission.
- iv. **EN/24/0206 2 Belinus Drive.** Alleged construction of wooden shed in rear garden for habitable use.

**77/24 Date of Next Meeting: Tuesday 2 July 2024 at 7.00pm (unless there is a need for a plans-only meeting).**

The meeting closed at 7.40pm.

**Chairman**

**Date**