

Steyning Parish Council



The Steyning Centre, Fletcher's Croft, Steyning,
West Sussex, BN44 3XZ

www.steyningpc.gov.uk
www.thesteyningcentre.co.uk

Telephone: 01903 812042

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON MONDAY 24TH APRIL 2017 AT 7.30PM AT THE STEYNING CENTRE

Present: Cllrs Muggridge, Trundle, Syred, Northam and Pearcey

Members of the public: None

Clerk – Hazel Roxby

MINUTES

- | | | actions |
|----------------|---|---------|
| P16/228 | APOLOGIES | |
| 228.1 | There were apologies from Cllr Picking and Hanson | |
| P16/229 | DECLARATIONS OF INTEREST – to receive Councillors declarations of interest in items on the agenda | |
| 229.1 | There were no declarations of interest from Cllrs. | |
| P16/230 | MINUTES – to agree and sign the minutes of the 11 th April 2017 | |
| 220.1 | Cllr Muggridge proposed, seconded by Cllr Trundle that the minutes of the meeting of 11 th April 2017 are accepted as a true record of the meeting. Agreed | |
| P16/231 | MATTERS ARISING AND ACTIONS. | |
| | The letter from a resident concerned with a planning application for residency at Robinswood has been forwarded to John Attfield – he responded that residents will be informed once the application for residency is validated and they will be given an opportunity to make their comments. | |
| P16/232 | PLANNING APPLICATIONS | |
| 232.1 | DC/17/0660 – 22 Roman Road – Erection of single storey extension.
Cllr Muggridge proposed, seconded by Cllr Syred No Objection. Agreed | |
| 232.2 | DC/17/0727 – 24 Penfold Way – Proposed side first floor extension and single storey rear extension and front porch extension.
Cllr Muggridge proposed, seconded by Cllr Trundle No Objection. Agreed | |
| 232.3 | DC/17/0748 – 3 Coxham Lane - Replacement of existing flat roofed garage with new pitched roof garage
Cllr Muggridge proposed, seconded by Cllr Syred No Objection. Agreed | |



Parish Clerk: Carol Stephenson
Deputy Clerk: Hazel Roxby

Email: spcclerk@btconnect.com
Email: steyningcentre@btconnect.com

- 232.4 DC/17/0641 – 32 Church Street – Surgery to 1 x Bay Tree (Works to Trees in a Conservation Area)**
 Cllr Muggridge **proposed, seconded** by Cllr Pearcey **No Objection subject to the advice of HDC Arboricultural Officer. Agreed**
- 232.5 DC/17/0821 – 16 Laines Road – Proposed single storey and part single part two storey side extension.**
 Cllr Syred **proposed, seconded** by Cllr Muggridge **OBJECTION to the application which is an over development of the frontage of the property. The second storey closes the visual separation from the neighbouring property impacting the street scene. The proposed large balcony at the rear would result in a loss of privacy to both neighbouring properties. Agreed.**
- P16/223 LATE PLANS**
- 223.1 DC/17/0837 – The Beeches and land at the east of the Beeches - Retrospective application for the extension of residential curtilage and the erection of fencing.**
 Cllr Syred proposed, seconded by Cllr Muggridge **OBJECTION to the extension of the curtilage without prior permission of the landowner. The Councillors would like HDC to request if West Sussex County Council (Highways/footpaths) is prepared to relinquish the land to the resident in these circumstances. Councillors think the stated applicant’s justification for adding this land to their own private curtilage is weak. The property already had an extensive area for parking several cars, and the additional land could have been “kept tidy” without fencing it in, thus retaining it as the hedgerow of a long established and well used footpath. Agreed.**
(Steyning has many footpaths and twittens connecting residential areas and extending private curtilage without permission could set an undesirable precedent)
- 223.2** Amended plan for 5 Saxon Road – No further comment to be sent
- P16/234 ENFORCEMENT NOTIFICATIONS**
- Maudlin Hill Farm** - Unauthorised bund- SDNP/15/05230/FUL - Work to reduce height to 1 metre to form a means of enclosure around the field is due to start in the Spring.
Chalk Pit - retrospective planning application has been received.
White House - Unauthorised high fence – Newham Lane – An Application has been submitted for an 8ft close-boarded fence but has not currently been validated.
The Beeches, Coxham Lane -A retrospective planning application is to be submitted.
- P16/235 PLANNING DECISIONS FROM HDC PERMITTED**
- DC/17/0151 - Old Farm Cottage Staplefields Horsham Road** - Removal and replacement of existing roof coverings cleaning and re-using Horsham stone and clay tiles. And shortfall to be made up from stock. Undertake limited/essential repair to timber elements of roof structure and replace roof felt, battens, soakers.
DC/17/0436 - 13 Penlands Rise - Erection of two storey side extension, roof conversion (hip to gable) and creation of new access.
DC/17/0463 - 53 Coombe Road - Erection of a single storey side extension
DC/17/0533 - The Coach House Sheep Pen Lane - Addition of 4 new conservation style clear glass rooflights and erection of new timber clad porch to front elevation
 DC/17/0782 - Arqiva Services Limited Telecommunications Mast 141621 Sewage Works Kings Barn Lane Steyning West Sussex - Installation of 1no 0.3m dish, and replacement of 6no antennae

REFUSED

DC/17/0383 - Steyning Football Club Shooting Field - Prior approval for replacement of an existing floodlight with a 20m mast to support 6no. telecommunications antennae for use by Telefonica, which together with the installation of 2no. dishes and 3no. ground based equipment cabinets will provide 3G and 4G

P16/236 CORRESPONDENCE/INFORMATION

226.1

A letter was received from a resident querying the reason the planning committee did not comment on telecommunication mast at Steyning Town Football Club.

Horsham District Council, did not consult the parish council (as consultees), on this Prior Approval (permitted development) application. Horsham District Council refused the prior approval for the reasons stated in their decision notice to Steyning Football Club which is also available on HDC's website.

P16/237 DATE OF NEXT MEETING: Monday 22nd May 2017 at 7.30pm

The Chairman closed the meeting at 8.35pm