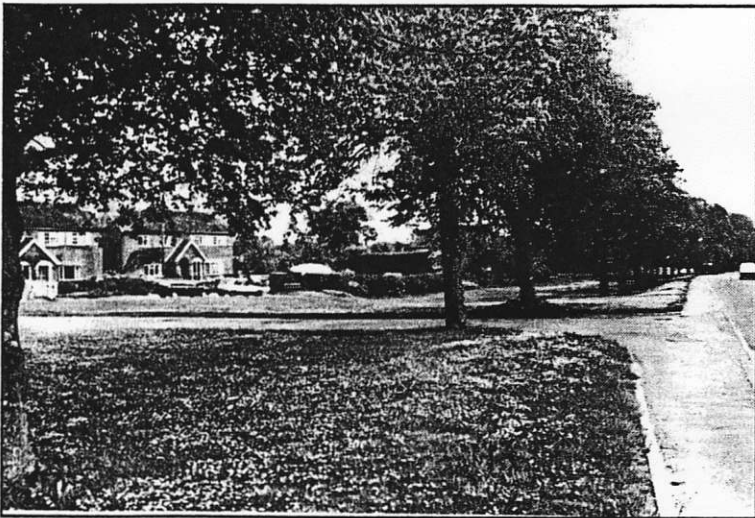


MID SUSSEX DISTRICT COUNCIL PLANNING

THE WHITEMANS GREEN CONSERVATION AREA



INTRODUCTION

On 21st March 1989 the Whitemans Green area of Cuckfield was designated as a Conservation Area. This leaflet explains the aims of conservation and how it will affect property and features within the area. A detailed plan of the Conservation Area is included overleaf.

WHITEMANS GREEN

Whitemans Green is an area characterised by small cottages set around a tree-lined green. The green with the surrounding residential properties and a few shops gives the area the identity of a village nucleus. There are a number of features which contribute to the special interest of the Conservation Area:

- the tree lined village green with the attractive grouping of buildings around it;
- the variety of buildings of different ages and architectural style;
- the five listed buildings the earliest of which dates back to 15th century; and

- the many trees and hedges which make a valuable contribution to the appearance of the area.



STATUTORY EFFECTS OF DESIGNATION

Conservation Area designation aims to safeguard as far as possible its historical and architectural character and to promote favourable circumstances for the enhancement of the area. The designation means that:

- Conservation Area Consent is normally required for the demolition of a building within a Conservation Area;
- the size of dwelling extensions which may be built without the need for express planning permission ('Permitted Development') is less than outside Conservation Areas. There are also additional restrictions on dormer windows and cladding materials;
- trees within a Conservation Area may not be felled without prior notice being given to the Local Planning Authority (six weeks). This provides an opportunity to consider making a Tree Preservation Order; and
- publicity is given to any planning application which would affect the character of the Conservation Area.

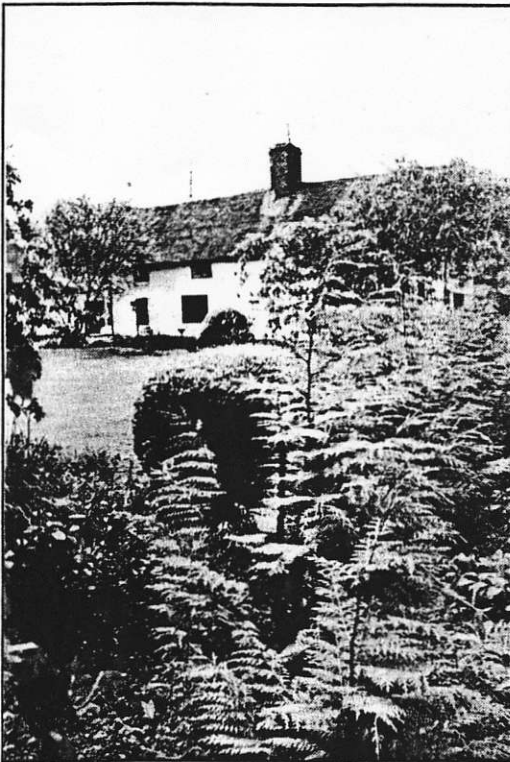
CONTROL OVER NEW DEVELOPMENT *See extra to Cuckfield.*

In addition to these statutory obligations, the Haywards Heath Local Plan (published as a consultative draft document in June 1988) contains policies for use by residents and others in guiding proposals for development and other changes within the Conservation Area. These are set out below, but may be subject to some minor changes when the Plan is republished:-

HH 2/17 *(WV2/25)* The Local Planning Authority will seek a high standard of design, construction and layout in new buildings, including alterations and extensions.

All proposals for development will be required to:-

- (i) demonstrate a sensitive approach to urban design by relating sympathetically to the character of the locality in which they take place, and especially to neighbouring buildings and their landscape or townscape setting;



- (ii) use materials of a quality and type appropriate to the site and its surroundings, and conforming to the general range in the vicinity;
- (iii) show that adequate consideration has been given to the spaces between and around buildings, and that effective use has been made of any existing landscape features; and
- (iv) provide substantial new planting, including trees and other landscaping appropriate to the site and its location.

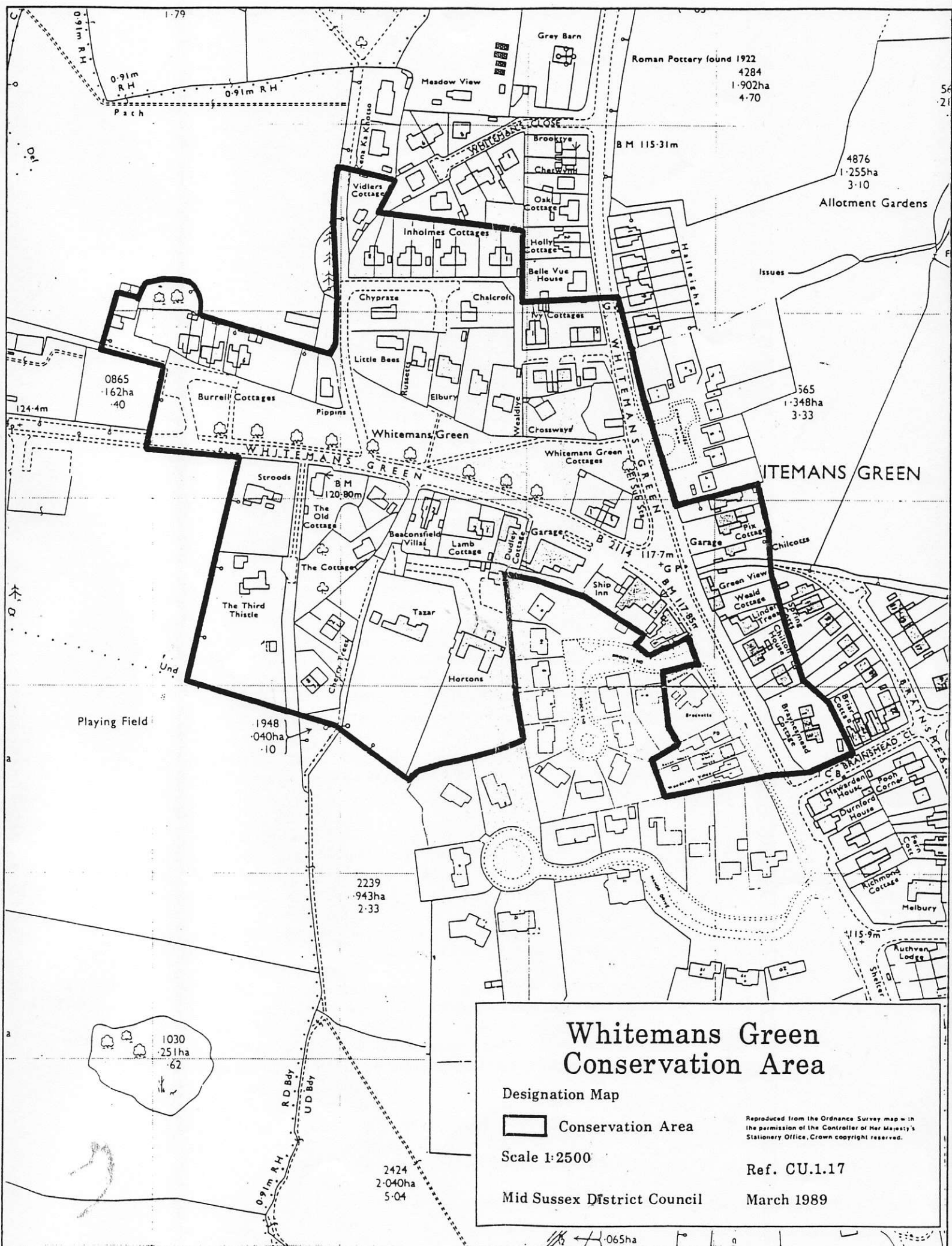
HH 2/22 Subject to normal development control
(HH 2/17) criteria and policies elsewhere in this Plan, the Local Planning Authority will give favourable consideration to proposals which make effective use of those older buildings of intrinsic architectural or historic merit, or which contribute to the street scene, in preference to demolition and redevelopment.

HH 2/23 When determining planning applications for
(HH 2/18) development in designated and proposed Conservation Areas, the Local Planning Authority will pay particular attention to the need to conserve the character and appearance of the area and to safeguard the setting of any Listed Buildings. The design of new buildings and extensions should reflect the characteristics of the area in terms of scale, colour and materials. Trees should be retained wherever possible and replaced if felling is unavoidable. Applicants will need to demonstrate that careful attention has been paid to the criteria listed in Policy HH 2/17.25.

If there is any doubt about the above provisions and policies for the area, or if further information is required, please contact:

District Planning Officer,
Mid Sussex District Council,
"Oaklands", Oaklands Road,
Haywards Heath,
West Sussex
RH16 1SS

May 1989.



Roman Pottery found 1922
4284
1-902ha
4-70

4876
1-255ha
3-10
Allotment Gardens

565
1-348ha
3-33

1948
0-040ha
10


2239
943ha
2-33

1030
251ha
62

2424
2-040ha
5-04

Whitemans Green Conservation Area

Designation Map

 Conservation Area

Scale 1:2500

Mid Sussex District Council

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Ref. CU.1.17

March 1989

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