



The Queen's Hall
High Street
Cuckfield
West Sussex
RH17 5EL

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Planning Committee

Minutes of the Meeting held at 7.30pm on Thursday 7th January 2021

Present: Mr S Oversby-Powell (Chairman), Mr A Burton, Mrs J Butler, Mrs A King, Mr A Podmore and Mr M Sheldon

In Attendance: Mrs S Heynes (Clerk) and Mr A Symonds

Public Question Time: None in attendance.

PL091 To receive apologies for absence
None.

PL092 To receive declarations of interest from Members in respect of any matter on the agenda. (The disclosure must include the nature of the interest. If you become aware, during the meeting, of an interest that has not been disclosed under this item you must immediately disclose it)
None.

PL093 To approve the minutes of the meeting held on 17th December 2020
The minutes of the meeting held on 17th December 2020 were approved and signed.

PL094 To note the Planning Action List
Noted.

PL095 To consider the following Planning Applications:

a) DM/20/4597: Monkton Cottage, Ardingly Road

Demolition of Existing Dwelling and Replacement with a new 4 bed dwelling and garage. This application constitutes minor revisions only from previously approved application ref. DM/20/1168 to fenestration, roofing material and line of snug wall.

Comment: No comment

b) DM/20/2936: Riseholme, Ockenden Lane

New build detached 5 bedroom dwelling with separate triple garage building. Revised design to Plot 1 from current scheme DM/19/4961. (Ecology report amendment received 23.10.2020) (Revised plans showing changes to the access received 22.12.2020)

Comment: No objection

c) DM/20/4182: Chasemore, Ockenden Lane

Two-Storey side extension with air source heat pump (Amended description and plans 21.12.2020)

Comment: No objection.

d) DM/20/3942: 5 Waterhouse Square, Ashburnham Drive

Cuckfield Parish Council adopted the General Power of Competence on 14th May 2020, all decisions made during this meeting are done so using this power.

Loft conversion with rear dormer

Comment: No objection

PL096 To receive an update regarding the Public Open Space and Landscape Plans at the Bylanes/Buttinghill Drive development

MSDC have advised they hope to be in a position to look at handing over the site once issues were resolved in January/February 2021.

PL097 To note any planning and/or appeal decisions received from Mid Sussex District Council

a) DM/20/3926: Well Cottage, Ockenden Lane

Scots Pine - Fell

CPC: Objection - the Planning Committee could not see any justification for lifting the canopy by 12 meters and felt such an extreme reduction would endanger the life of the tree. Proper arboriculture advice should be provided to support this proposal before a decision was taken. CNP 4 Protect and Enhance Biodiversity c) Protecting ancient trees or trees of arboricultural value applied.

MSDC: Refusal - no evidence has been submitted to support the felling of the tree. The proposal is therefore contrary to Policy DP37 of the Mid Sussex District Plan 2014 – 2031

b) DM/20/3797: Maberly House, 10 High Street

Rebuilding of lean to structure that was partially removed in 2006 for development of a rear extension to the property Twitten House under planning application 06/01309/Ful.

CPC: No objection

MSDC: Permission

c) DM/20/3799: Maberly House, 10 High Street

Listed building consent - rebuilding of lean to structure that was partially removed in 2006 for development of a rear extension to the property Twitten house under planning application 06/01309/Ful.

CPC: No objection

MSDC: Permission

d) DM/20/3802: Maberly House, 10 High Street

Retrospective application for a lean to structure that has been rebuilt after it was partially removed

CPC: No objection

MSDC: Permission

e) DM/20/3803: Maberly House, 10 High Street

Listed building consent - retrospective application for a lean to structure that has been rebuilt after it was partially removed

CPC: No objection

MSDC: Permission

f) DM/20/4050: 35 Buttinghill Drive

Proposed single storey side extension

CPC: Objection - CNP1.and CNP7.a.b.c refers. The Parish Council suggested an extension to the rear of property would be more suitable in this location.

MSDC: Permission

g) DM/20/4245: 25 Buttinghill Drive

(T1) Oak - crown reduction by maximum 2m

CPC: No objection

MSDC: Permission

h) DM/20/3601: Land to the Rear of Woodbine Close

(T1) group of ash trees - reduce by 4m, to bring them in line with the grass boundary, to the side overhanging the rear gardens of Woodbine Close

CPC: No objection

MSDC: Permission

i) DM/20/4087: Well Cottage, Ockenden Lane

Scots pine - reduce the crown by 25-30%, lift canopy by 12 metres and remove branches by 1.5-2 metres

CPC: Objection - Planning Committee could not see any justification for lifting the canopy by 12 meters and felt such an extreme reduction would endanger the life of the tree. Proper arboriculture advice should be provided to support this proposal before a decision was taken. CNP 4 Protect and Enhance Biodiversity c) Protecting ancient trees or trees of arboricultural value applied.

MSDC: Refusal

j) DM/20/4296: 1 Ivy Cottages, Tollgate Lane, Whitemans Green

Loft conversion with 3 conservation velux windows on the front elevation and 2 conservation dormers on the rear elevation

CPC: No objection

MSDC: Permission

PL098 To consider impacts on Neighbourhood Plan monitoring indicators and targets from MSDC decisions, and to update CPC monitoring data

DM/20/4050: 35 Buttinghill Drive. The Parish Council stood by their objection to this development and felt that in this case undertaking a desktop review of the application online provided a misleading assessment of the impact the side extension would have on neighbouring properties. The Assistant Clerk was instructed to update the monitoring data.

PL099 To note items arising after the preparation of this agenda which the Chairman agrees to take as urgent. Such matters will be for noting only or deferral to a future meeting only

None.

Meeting Closed at 8.15pm

Signed _____

Next Planning Meeting:
28th January 2021