



Petworth Town Council

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Dear Cllr

I HEREBY GIVE NOTICE that a meeting of the **HIGHWAYS, TRAFFIC AND PLANNING COMMITTEE** will be held on **MONDAY 25 APRIL 2016** in **PETWORTH TOWN COUNCIL OFFICES** commencing at **7pm**.

Yours sincerely

Becca

Mrs Rebecca Knifton ACILEx
TOWN CLERK

19 April 2016

Agenda

1. Apologies for absence

2. Declarations of interest

To receive from Members declarations of Pecuniary and non-Pecuniary interests in relation to any items included on the agenda for this meeting in accordance with **THE LOCALISM ACT 2011** and the **Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012**.

3. Meeting Dates

To propose further scheduled meeting dates for the committee.

4. Minutes of the previous meeting

APPENDIX A

5. Planning Applications

Installation of solar panels on the flat roof, installation of 1 no satellite dish and installation of hanging basket brackets.

Planning Application

Leconfield Memorial Hall Market Square Petworth West Sussex GU28 0AH

Ref. No: SDNP/16/01604/FUL & SDNP/16/01444/LIS

Proposed single storey rear utility extension and proposed front porch extension.

Planning Application

3 Pound Close Petworth GU28 0HX

Ref. No: SDNP/16/01690/HOUS

Erection of a summerhouse in garden area.

Planning Application

3 and 4 Rosemary Lane Petworth West Sussex GU28 0FH

Ref. No: SDNP/16/00807/HOUS

6. Decisions

Case No:	SDNP/15/04788/HOUS		
Decision:	Approved	Decision Date:	4 April 2016
Case Officer:	Jenna Shore		

Applicant: Mr John Chequer
Proposal: Glass roofed veranda.
Location: 1 Rosemary Lane, Petworth, West Sussex, GU28 0FH
Grid Ref: 497869 121497

Case No:	SDNP/16/00324/ADV		
Decision:	Approved	Decision Date:	30 March 2016
Case Officer:	Jenna Shore		

Applicant: Miss Sophie Green
Proposal: Installation of 1 no. external fascia sign.
Location: Dales Country Interiors, Market Square, Petworth, West Sussex, GU28 0AH
Grid Ref: 497687 121677

Case No:	SDNP/15/05134/FUL		
Decision:	Approved	Decision Date:	7 April 2016
Case Officer:	Tina Pickup		

Applicant: The Leconfield Estate
Proposal: Demolition of existing outbuildings and adjoining section of brick wall. Construction of store/garage and reconstruction of brick wall. Works to enable construction of extension to Petworth House Tennis Court.
Location: Leconfield Estate Company, Park Road, Petworth, West Sussex, GU28 0DU
Grid Ref: 497653 121836

Case No:	SDNP/15/05136/LIS		
Decision:	Approved	Decision Date:	7 April 2016
Case Officer:	Tina Pickup		

Applicant: The Leconfield Estate
Proposal: Demolition of existing outbuildings and adjoining section of brick wall. Construction of store/garage and reconstruction of brick wall. Works to enable construction of extension to Petworth House Tennis Court.
Location: Leconfield Estate Company, Park Road, Petworth, West Sussex, GU28 0DU
Grid Ref: 497653 121836

Case No:	SDNP/16/00818/FUL		
Decision:	Approved	Decision Date:	7 April 2016
Case Officer:	Beverley Stubbington		

Applicant: Petworth Bulk and Plant Hir
Proposal: Proposed new mono pitch light industrial storage unit.
Location: Haslingbourne Depot, Haslingbourne Lane, Petworth, West Sussex, GU28 0JH
Grid Ref: 498238 120285

Case No:	SDNP/16/00265/HOUS		
Decision:	Approved	Decision Date:	23 March 2016
Case Officer:	Jenna Shore		

Applicant: Mr and Mrs Corbett
Proposal: Erection of two bay garage/car port and log store.
Location: Langmead House, Station Road, Heath End, Petworth, West Sussex, GU28 0JG
Grid Ref: 496665 118887

Case No:	SDNP/16/00360/HOUS		
Decision:	Refused	Decision Date:	22 March 2016
Case Officer:	Beverley Stubbington		

Applicant: Mr Charlie Weston
Proposal: Double storey rear extension.
Location: Trevornick , 65 Sheepdown Drive, Petworth, West Sussex, GU28 0BX
Grid Ref: 498238 121406

Case No:	SDNP/16/00674/TCA		
Decision:	Raise No Objection	Decision Date:	24 March 2016
Case Officer:	Henry Whitby		

Applicant: Joanna Cartwright
Proposal: Notification of intention to fell 1 no. Beech tree (nos. 27).
Location: Petworth Real Tennis Club, Church Street, Petworth, West Sussex, GU28 0DT
Grid Ref: 497537 121723

Case No:	SDNP/15/06489/FUL		
Decision:	Approved	Decision Date:	16 March 2016
Case Officer:	Derek Price		

Applicant: Mrs Ann Leddra
Proposal: Change of use from agricultural building to holiday let accommodation (revisions to approved scheme).
Location: Shoats Farm, A272 Brinksole Lane To Wakestone Lane, Foxhill, Petworth, GU28 0HE
Grid Ref: 500771 122974

MINUTES OF A MEETING OF THE HIGHWAYS, TRAFFIC AND PLANNING COMMITTEE
HELD ON MONDAY 21 MARCH 2016 IN THE TOWN COUNCIL OFFICE AT 7 PM

Cllrs Present: Mr Rob Evans (Chairman)
Mr David Burden
Mrs Liz Singleton
Mr Chris Kemp
Mrs Carry Smith

Apologies:
Mr Tony Rogers
Mr Neville Fox

In attendance:
Town Clerk, Mrs Rebecca Knifton
4 members of public

NOTED that the meeting started at 7.05pm.

P/13/16 Apologies for absence

Apologies were received from Cllrs Fox and Rogers due to other commitments.

P/14/16 Declarations of Interest

NOTED that all members had a personal interest in planning application SDNP/16/00327 & SDNP/15/06456/LIS as the applicant was a fellow Cllr.

P/15/16 Meeting Dates

NOTED that Cllr Evans would be on holiday for the scheduled meeting to be held on the 23rd of May. It was suggested that the vice chairman of the Committee, Cllr Rogers, would Chair the meeting. Proposed that a further meeting be scheduled for the 23rd of June at 6.30pm, one hour prior to the Council meeting as availability of Cllrs at this time was scarce.

AGREED that the next meeting dates are as follows: April the 25th at 7pm, 23rd of May at 7pm and the 23rd of June at 6.30pm.

P/16/16 Minutes of the previous meeting

The minutes of the meeting held in January were proposed by Cllr Smith and seconded by Cllr Singleton as being a true record of the meeting.

RECOMMENDED for adoption by Council.

The minutes of the meeting held in February were proposed by Cllr Kemp and seconded by Cllr Smith as being a true record of the meeting.

RECOMMENDED for adoption by Council.

Representation as requested by the Chairman in relation to the previous minutes

Double storey rear extension.

Trevornick 65 Sheepdown Drive Petworth West Sussex GU28 0BX
SDNP/16/00360/HOUS

Cllr Evans had received information retrospectively on the above application which needed to be addressed. It was **NOTED** that due to the timing of the meeting held on the 22nd of February in which the application had been heard, the following pertinent information had been unavailable. Cllr Evans proposed that PTC revisits its decision at this meeting as CDC are due to hear the application at its meeting to be held on Wednesday the 23rd of March.

Member of the public, Patricia Hewlett gave a brief representation.

She explained that the Plans submitted had been misleading and that the property was in fact a semi-detached and not detached. The gap to the boundary was 60cm not 1m as stipulated by planning law. The proposed balcony will result in loss of privacy for the neighbouring properties.

Cllr Evans read out a statement which included the following points: some of the submission was factually inaccurate; location plans did not factually represent the physical position; the plans failed to show side extensions already built; the written questionnaire suggested no public rights of way when in fact they are adjacent; CDC had not displayed the required planning notices in time which would have allowed neighbours to make comment, and due to this, a further 3 week extension time was given; an amended application had been submitted on the 14th of March regarding the balcony which the Committee had not seen; the size and bulk of such a large extension will have an effect on nearby neighbours and will make a potentially damaging impact on the landscape due to the gradient of the land to the back of the properties.

Proposed by Cllr Kemp and seconded by Cllr Burden: **AGREED** that the following statement be sent to SDNPA and to the Case Officer, Beverley Stubbington:

Further to Petworth Town Council's previous comments, the Council have now been made aware of conflicting information which results in us wishing to raise a strong **OBJECTION** to this application, for the following reasons:

- * the block plans continue to be inaccurate;
- * further to a requested site visit, it is apparent that the contours of the site makes the impact on the landscape within the Conservation Area unacceptable;
- * the gradient of the proposed development will be seen from the public footpath and the neighbouring properties, giving the impression that the extension is 3 storey in height;
- * the proximity of the proposed development to the neighbouring properties has not been addressed and will cause loss of amenity;
- * in addition to the above bullet, the impact on loss of privacy to the neighbouring properties due to the proposed balcony has not been factually considered; and,
- * the 'actual' mass/bulk/footprint of the proposed development has been misrepresented.

P/17/16 Planning Applications

Variation of condition 3 of permission SDNP/15/05062/HOUS. Doors painted white. Design and material to match existing and appear natural.

2 The Mews High Street Petworth West Sussex GU28 0AU
SDNP/16/00869/CND

Proposed by Cllr Kemp and seconded by Cllr Smith.
RECOMMEND No Objection

Replacement conservatory.

Hungers Corner Farm Byworth Road Byworth Petworth West Sussex GU28 0HW
SDNP/16/00327/HOUS & SDNP/15/06456/LIS

Proposed by Cllr Smith and seconded by Cllr Evans.
RECOMMEND No Objection

Dormer window.

2 The Mews High Street Petworth West Sussex GU28 0AU
SDNP/15/06480/HOUS

Proposed by Cllr Kemp and seconded by Cllr Evans.
RECOMMEND No Objection

Proposed new mono pitch light industrial storage unit.

Haslingbourne Depot Haslingbourne Lane Petworth West Sussex GU28 0JH
SDNP/16/00818/FUL

Proposed by Cllr Smith and seconded by Cllr Kemp.
RECOMMEND No Objection

Alerations to create a 3 bedroom unit and change of use of first and second floors from office use to residential use.

Teelings 3 Market Square Petworth West Sussex GU28 0AH
SDNP/16/00672/FUL & SDNP/16/00673/LIS

Proposed by Cllr Smith and seconded by Cllr Singleton.
RECOMMEND No Objection

P/18/16 Decisions

The following decisions were **NOTED**

Case No:	SDNP/15/05445/HOUS		
Decision:	Approved	Decision Date:	4 March 2016
Case Officer:	Jenna Shore		

Applicant: Mr Mark Perry
Proposal: Erection of rear conservatory and replacement of bay windows with flat windows to match north elevation.
Location: Rother View Cottage, Kilsham Lane, Petworth, West Sussex, GU28 0LJ

Case No:	SDNP/15/06406/HOUS		
Decision:	Approved	Decision Date:	15 February 2016
Case Officer:	Jenna Shore		

Applicant: Mr Ballantyn
Proposal: First floor rear extension.
Location: Egdean Farm, Woodruff Lane, Petworth, Pulborough, West Sussex, RH20 1JX

Meeting closed – 9pm