



Petworth Town Council

The Old Bakery, Golden Square,
Petworth,
West Sussex, GU28 0AP

Petworth Town Clerk
clerk@petworth-tc.gov.uk

Tel: 01798 344883

A MEETING OF THE HIGHWAYS, TRAFFIC AND PLANNING COMMITTEE TOOK PLACE ON WEDNESDAY 10th JULY 2019 AT 7.00PM IN THE PETWORTH TOWN COUNCIL OFFICE, THE OLD BAKERY, GOLDEN SQUARE, PETWORTH

MINUTES

PRESENT S.Atkins(Chair), P.Hewlett, C. Sproson, C.Kemp, D,Burden

60/19 CHAIRMAN'S ANNOUNCEMENTS

The Chairman requested that mobile phones should be turned off. He pointed out the fire escape route.

61/19 APOLOGIES FOR ABSENCE

Carry Smith and Elizabeth Singleton. Chris Kemp was late arriving.

62/19 DECLARATIONS OF INTEREST

S.Atkins lives adjacent to item 7.4

C.Sproson knows John Barnet item 10.

63/19 MINUTES OF THE LAST MEETING

Minutes from the Planning Meeting on 12th June were approved. Proposed by Patricia Hewlett and seconded by Carole Sproson.

64/19 MATTERS ARISING FROM THE MEETING

SA noted pre application advice for 45 dwellings submitted for the square field. No comments permitted on pre app.

Rotherlea update to be provided.

65/19 PUBLIC PARTICIPATION

No members of the public were present.

66/19.1 PLANNING APPLICATIONS

SDNP/19/02787/TCA

Notification of intention to fell 1 no. Himalayan Birch tree.

The Hungry Guest Cafe Lombard Street Petworth GU28 0AG

Comment: No objection

66/19.2 SDNP/19/02648/LIS

Replacement of existing windows.

Westbury High Street Petworth GU28 0AU

Comment: No objection

66/19.3 SDNP/19/02867/TCA

Notification of intention fell 1 no. Magnolia tree

Easter Cottage 308B North Street Petworth West Sussex GU28 0DF

Comment: No objection

66/19.4 SDNP/19/02748/FUL

Demolition of existing dwelling and construction of 5 no. dwellings comprising 4 no. 3 bed semi-detached units and 1 no 4 bed detached unit

Woodlea Northmead Petworth West Sussex GU28 9NJ

Comment: Architectural quality- The built form of the principle application at Laundry Cottage has been diluted and cheapened through details submitted to discharge conditions. The build quality of any future development should be assured through suitable conditions monitored correctly by the LPA.

Affordable housing- the application should be considered an amendment to the original application and provide suitable affordable housing provision on site. The application statement is misleading and refers to 8 houses of which 49% are affordable.

Petworth Neighbourhood Plan- the application makes no reference to the adopted NP.

Consultation - the applicants have not undertaken consultation with the neighbours or community. The ownership under notice no 1 is unclear as the occupants are different to the applicant.

Over development- the cramped layout will lead to overlooking and loss of amenity for the adjacent and proposed dwellings.

Viability- the application statement is misleading and selective in the figures used to present a biased or artificially low developer profit to avoid affordable housing provision.

Signage- the applicant has erected large, street side signs which do not appear to have planning consent.

66/19.5 SDNP/19/02381/HOUS

Construction of a two storey extension to South elevation with 1no. dormer window to West elevation and single storey extension to East elevation.

10 Fairfield Rise Petworth GU28 0SG

Comment: No objection.

66/19.6 SDNP/19/02132/HOUS

Retrospective application for levelling of sloping area of walled amenity grass, increasing the height of retaining wall and creation of formal flower and herb beds

The Old Tanneries Byworth Road Byworth Petworth GU28 0HL

Comment: Object. 4 out of 5 voted to object, Patricia Hewlett abstained. Objection is on the grounds of loss of agricultural land outside of the development boundary.

66/19.7 SDNP/19/01903/HOUS

Demolition of existing greenhouse. Proposed extension with traditional style glazed atrium link between the main house and the existing outbuilding at the rear. Various internal and external alterations including changes to fenestration.

Quoinstones High Street Petworth West Sussex GU28 0AU

Comment: No objection, but the committee have concerns that work has commenced prior to approval.

66/19.8 SDNP/19/00918/HOUS & 19/00919/LIS - Bamboroughs Lombard St Petworth GU28 0AG
Change of use of existing barn to habitable accommodation, erection of single storey rear extension with alterations and additions to fenestration and erection of external wall.

Comment: PTC note WSCC highways comments and have no objection

67/19 ADDITIONAL LATE APPLICATIONS

SDNP/19/02927/TCA Grove House Grove Street Petworth West Sussex GU28 0BD
Notification of intention to reduce crown by 1.5-2m (all round clearing overhead cables) on 2 no. Bird Cherry trees (marked on plan as T1 and T2).

Comment: No objection.

68/19 Request Clerk contacts Mr Barnett re email request from Petworth resident.

69/19 DECISIONS NOTED

70/19 DATES OF SDNPA PLANNING MEETINGS
Dates noted.

Meeting Closed 9.15 pm

Signed
Chairman

Date.....