



Slinfold Parish Council

PO Box 315, Billingshurst, West Sussex RH14 9XX

Tel: 01403 785864 Mobile 07733 359479

Email: clerk@slinfold-pc.gov.uk

Planning Report – July 2018

New planning applications:

The following applications will be considered at the Parish Council meeting on **26th July 2018**. Horsham District Council (HDC) will be advised of the Parish Council's agreed response soon after. Other applications may be considered at the Parish Council meeting if received after the publication of the agenda and it is agreed that a response is required by the Parish Council before the next meeting.

HDC Application number	Address of application	Nature of application	Parish Council Comment
DC/18/1417	Warrenside Farm, Elmhurst Lane	Prior notification for the erection of an agricultural building for use by the forestry business	Comment outstanding
DC/18/1366	2 Lowfield Road	Prior approval for the demolition of an existing conservatory and erection of a single storey rear extension; which would extend beyond the rear wall of the original house by 4m, for which the maximum height would be 3.5m, and for which the height of the eaves would be 2.25m	Comment outstanding

Applications permitted, refused and withdrawn:

HDC Application number	Address of application	Nature of application	Decision	Feedback to HDC
DC/18/1017	Upper Bottle House, Stane Street	Prior approval for the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 8m, for which the maximum height would be 4m, and for which the height of the eaves would be 2.5m	Prior approval required and permitted	OBJECTION on the grounds that we still have insufficient information to consider this application fully e.g. styles, elevations etc. The plans lack clarity.
DC/18/0205	Firtree Plantation, Rowhook	Retrospective application for the re-surfacing of 718 metres of vehicular access track which is 2.4m wide	Application Permitted	Object - Ambiguous and inappropriate use of resurfacing in this location

Planning applications pending consideration or decision by HDC (for information only)

HDC Application number	Date validated by HDC	Address of application	Nature of application	Status	Comment
DC/18/1330	21-Jun-18	Whitebreads Farm, Stane Street	Removal of condition 4 of previously approved application SF/50/66 (erection of two detached bungalows with garages followed by the demolition of two existing substandard dwellings). To facilitate non-agricultural occupation of the bungalows.	Registered	No Objection

DC/18/1260	13-Jun-18	Packing Station, Holmbush Manor Farm, Hayes Lane	Prior approval for a change of use of existing storage/distribution building (Class B8) to a dwelling house (Class C3).	Registered	Objection - Notwithstanding any of the previous history of the site and our comments on the same, this application is so lacking in detail that it is impossible to properly assess its merits.
DC/18/1191	5-Jun-18	Merrie Mead, Five Oaks Road	Erection of a three storey side extension, part single/part two storey rear extension and proposed loft conversion.	Registered	No Objection
DC/18/1167	5-Jun-18	Bridge Farm, Stane Street	Hybrid planning application for the change of use of an existing dwelling into offices including external alterations (amendment to previously approved application DC/17/0273) and outline planning application for the erection of a new two storey dwelling and garage including formation of a new access track.	Registered	No Objection but conditions should apply to tie the new accommodations to the main building.
DC/18/1172&3	31-May-18	Ashlands Farm, Lyons Road	Conversion of detached farm building into ancillary accommodation	Registered	No Objection but conditions should apply to tie the new accommodations to the main building.
DC/18/1014	25-May-18	Moorcroft Racehorse Welfare Centre, Park Street Lane, Slinfold	Extension to riding school building	Registered	No Objection
DC/18/0995	15-May-18	Welwyn, Hayes Lane	Demolition of a detached dwelling and erection of 13 residential units with associated parking, landscaping, refuse/cycle facilities and the creation of an additional highway access onto Hayes Lane.	Registered	Objection - Drainage, Ecology, Parking, Mix of Housing and Design
S106/18/0010	10-Apr-18	Hayes Lane, Brick Lane/Maydwell Ave	Deed of Variation to Section 106/0954 agreement, paragraphs 1.2 and 1.6 of schedule 2, to allow vehicles to use access A, Maydwell Avenue, know as Brick Lane. Development Site Hayes Lane Slinfold West Sussex	Registered	Planning Committee recommend No Objection
DC/18/0621	28-Mar-18	Bridge House, Five Oaks Road	Demolition of existing buildings and erection of a two storey office building. Change of use of covered riding arena to workshop/assembly area with associated hardstanding, parking and landscaping.	Awaiting decision	Objection to be ratified at meeting - Whilst PC may support change of use there is concern for landscaping, car parking, lighting, access etc.
DC/17/1654	31-Jan-18	Pescara, Five Oaks Road	Retrospective change of use of 2x storage barns to car showroom and storage	Registered	No Objection but noted that it is disappointing to see a retrospective application for the site
DC/18/0104	15-Jan-18	Rowarts Farm North, Five Oaks Road	Erection of a single dwelling as an alternative to permission previously granted under application DC/17/2278, 'Prior Approval for the proposed change of use from B8 storage / warehouse use to residential dwelling; revised application further to DC/17/1435'.	Awaiting decision	No Objection

DC/18/0105	17-Jan-18	Clemsfold Farm	Erection of 3x two storey dwellings with associated parking/hardstanding as an alternative proposal to permission previously granted under application DC/16/2951, 'Prior Approval of Proposed Change of Use of Agricultural Building to Dwelling (C3 Use Class).	Registered	Objection - The Parish Council would like to see the existing building renovated as supported in the previous application. In a rural parish we seek to wherever possible retain our historical buildings.
DC/18/0064	11-Jan-18	Oakwood Farm, Five Oaks Road	Application to regularise works not built in accordance with previously approved application DC/15/2039 (Change of Use of Agricultural buildings to Class B1 and B8, Parking and Turning areas and improvement to Highways Access).	Registered	Objectionhaving looked at the application it is unclear exactly what the Parish Council is being consulted upon. The current plans have been compared to the previous application. The only difference appears to be the exact position of Unit 7 of Building 3. Everything else seems to be the same. The Design & Access Statement does not help: in 1.0.1 it says that the application is to "address some slight amendments" and then in 3.0.1 says it is "seeking permission to develop starter units". So until it is clear what we are being asked to consider we must object. The applicant should submit clear plans.

Appeals lodged - None

Appeals decided - None

Enforcements – None

Other Planning Matters

Upper Bottle House – Consider approach from applicant for future involvement

Updated by Mary Burroughs (Clerk) 19th July 2018