

## HASSOCKS PARISH COUNCIL

### Minutes of the Planning Committee Meeting held on 5 June 2017 at 7.30pm in the Parish Centre, Adastra Park, Hassocks

Present: Cllrs: Jane Baker  
Bill Hatton (From Item 3)  
Leslie Campbell  
Victoria Standfast (Vice Chair)

In Attendance: Tracy Bates, Deputy Clerk  
Jane Barker, Administration Assistant  
1 Member of the Public

**P17/1 APOLOGIES FOR ABSENCE.** Apologies for absence were received from Cllrs Judith Foot and Nick Owens.

**P17/2 DECLARATIONS OF INTEREST.** Cllr Victoria Standfast declared an interest in application DM/17/1599 First Floor, Bridge House, Station Approach East, Hassocks BN6 8HN.

Cllr Bill Hatton joined the meeting.

#### **P17/3 ELECTION OF CHAIR AND VICE CHAIR**

Cllr Bill Hatton proposed Cllr Nick Owens for the role of Chairperson. This was seconded by Cllr Jane Baker.

It was RESOLVED that Cllr Nick Owens was elected as Chairperson for the Planning Committee 2017/18.

Cllr Bill Hatton proposed Cllr Victoria Standfast for the role of Vice Chair. This was seconded by Cllr Jane Baker.

It was RESOLVED that Cllr Victoria Standfast was elected as Vice Chair for the Planning Committee for 2017/18.

In the absence of Cllr Nick Owens, it was agreed that Cllr Victoria Standfast would Chair the meeting.

#### **P17/4 MINUTES.**

**RESOLVED** that the minutes of the meeting held on 8 May 2017 as confirmed be signed by the Chair.

#### **P17/5 PUBLIC PARTICIPATION.**

Frank Rylance, Damian Way, Hassocks spoke in opposition to application DM/17/1925 26 Damian Way, Hassocks BN6 8BH; Proposed front and side extension incorporating new pitched dormers. Mr Rylance reported that the proposal is a large extension to the front and rear of the property and would

create a long, flat roofline. As with his concerns over a previous, similar application in Damian Way, Mr Rylance believes that the dormer to the front of this property will alter the frontage of the unspoilt 1950's street scene in Damian Way. To date no dormer windows have been allowed to the front of properties in this road. Mr Rylance reminded the Committee that application DM/17/1753 27 Damian Way, Hassocks was recommended for refusal by the Committee on the grounds of being detrimental to the street scene and therefore contrary to Policy 8 of the Regulation 16 Draft Hassocks Neighbourhood Plan.

**P17/6** The Chair proposed changing the order of consideration of applications to consider application DM/17/1925 first and this was unanimously agreed.

**P17/7 APPLICATIONS**

**DM/17/1925 26 Damian Way, Hassocks BN6 8BH.** Proposed front and side extension incorporating new pitched roof dormers. Response: RECOMMEND REFUSAL. This proposed extension would be out of keeping with the character and design of the street scene which has remained unchanged since the road was originally built. The application is therefore contrary to Policy 8, Character and Design, of the Regulation 16 Draft Hassocks Neighbourhood Plan.

Mr Rylance left the meeting.

**DM/17/1808 12 Lodge Lane, Hassocks, BN6 8NA.** Two storey extension to form new lobby and extended bathroom. Response: RECOMMEND APPROVAL.

**DM/17/1599 First Floor, Bridge House, Station Approach East, Hassocks BN6 8HN.** Extension to change 2no. 1 bed flats to 2no. 2 bed flats which includes the addition of a rear first floor extension and 2 side platforms with stairways. *Cllr Victoria Standfast declared an interest in this application and refrained from comment or participation.* Response: RECOMMEND APPROVAL.

**DM/17/1985 32 Woodland Road, Hassocks BN6 8HG.** Erection of a single detached dwelling with garage (renewal 14/01789/OUT). Response: RECOMMEND APPROVAL with the condition that the Oak Tree to the rear of the property is adequately protected.

**DM/17/2020 3 The Beacons, Hassocks BN6 8FG.** Ash (T1) – Remove 1 x over extended limb extending westerly over neighbouring property, back to main trunk. Shorten over extended limb extending northwards over the neighbouring property, by up to 3m. Response: Awaiting Tree Warden's report.

**DM/17/2025 24 Clayton Avenue, Hassocks BN6 8HD.)**Proposed replacement single storey flat roofed rear extension with roof lantern. (Lawful Development Certificate) Response: Noted

**DM/17/2053 17 Little Copse Road, Hassocks BN6 8PQ** Single storey front and rear extension. Response: RECOMMEND APPROVAL.

**DM/17/0458 16 The Close,** Removal of conservatory, garage and all shed structures. Single storey rear ground floor extension, roof conversion and

replacement garage with storage. Amended plans received 22/05/2017 showing revised garage design and siting. Response: RECOMMEND APPROVAL.

**DM/17/2093 11 Rose Court, Northbank, Hassocks BN6 8JG.** Removal of Condition 7 relating to planning application CN/023/87, to remove age restriction. Response: RECOMMEND APPROVAL.

**DM/17/2129 20 Stanford Avenue, Hassocks BN6 8JJ.** Proposed rear extension and garage conversion. Response: RECOMMEND APPROVAL.

**P17/8 RESOLVED** that the observations on the planning issues above be submitted to the relevant Planning Authority for consideration.

**P17/9 DECISION NOTICES**

The following APPROVALS were noted:

DM/17/1506	24 Stanford Avenue, Hassocks, BN6 8JJ
DM/17/0940	28 Friars Oak Raod, Hassocks, BN6 8PX
DM/17/1166	43 The Quadrant, Hassocks, BN6 8BS
DM/17/0109	St Francis of Assisi Church, Hassocks,
DM/17/1270	77 Ockley Lane, Hassocks, BN6 8NT
DM/17/1482	60 Ockley Way, Hassocks, BN6 8NF
DM/17/1390	17 Farnham Avenue, Hassocks, BN6 8NR
DM/17/0485	7 Abbots Close, Hassocks, BN6 8PH
DM/17/1380	Wellhouse Farm, Wellhouse Lane, Burgess Hill
SDNP/17/00710HOUS	Fir Cottage, Spring Lane, Clayton, BN6 9PN

**P17/10 APPLICATION FOR TEMPORARY ROAD CLOSURE.** Members were invited to consider whether Hassocks Parish Council wished to make any comments regarding an application to Mid Sussex District Council for a Temporary Road Closure in Farnham Avenue on Saturday 24 June 2017.

Members expressed their full support for this application.

**P17/11 Urgent Matters at the discretion of the Chairman for noting and/or inclusion on a future agenda.** There were no urgent matters.

**P17/12 Date of Next Meeting:** 26 June 2017 at 7.30pm

There being no other business the Chairman closed the meeting at 8.20pm

Chairman..... Date.....