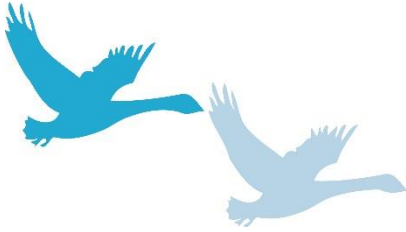


PULBOROUGH PARISH COUNCIL

Working together for a better future



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MINUTES OF THE PLANNING AND SERVICES COMMITTEE MEETING HELD ON 25TH NOVEMBER 2021 AT THE VILLAGE HALL

PRESENT: Cllrs: Kipp (Committee Chairman), Ellis-Brown, Esdaile (from Min. 78), Kay, Hare, Henly (from Min.78), Hunt, and Lawson

IN ATTENDANCE: Mrs H Knight (Clerk)

The meeting opened at 7.17pm

75. APOLOGIES FOR ABSENCE

There were no apologies for absence.

76. DECLARATIONS OF INTEREST AND CHANGES TO REGISTER OF INTERESTS

None were made.

77. ADJOURNMENT FOR PUBLIC SPEAKING

There were no public speakers.

78. PLANNING APPLICATIONS

The Committee considered the planning applications, attached to these Minutes as Appendix 1, and **RESOLVED** that its representations be forwarded to the District Council.

The meeting closed at 7.35pm

.....Chairman

.....Date

**Recommendations of the Planning & Services Committee meeting held on
Thursday 25th November 2021**

DC/21/2466 – Greendene, Stane Street, Codmore Hill, Pulborough

Outline application for the demolition of existing buildings and the erection of a minimum of 70 dwellings, of which 35% will be affordable, with associated public open space, landscaping, with all matters reserved except for access.

Objection, and the Council requests that this is taken to HDC Committee, for the following reasons:

- **Concerns regarding access to local services – school children and others accessing St Mary’s primary school from the proposed housing would have to cross the A29 twice and use the narrow path south of Pigeon Gate Bridge;**
- **Concerns regarding lack of infrastructure – sewerage and drainage systems serving that area are problematic;**
- **Concerns regarding road access safety – the road exit from the site onto the A29 has very poor visibility to traffic coming from the north;**
- **The site is not allocated within Pulborough Neighbourhood Plan, which has passed independent examination and therefore carries considerable weight in planning consideration.**

DC/21/2439 – Batchellor Monkhouse, Stratton House, 57 Lower Street, Pulborough

Installation of replacement signage including 1no. internally-illuminated front fascia sign, 1no. non-illuminated side fascia sign and 1no. externally-illuminated hanging sign.

No objection.

SDNP/21/05376/HOUS – White Cottage, Toat Lane, Pulborough, RH20 1BY

Erection of one and a half storey side extension, with three additional dormer windows, new entrance porch and internal alterations (Householder).

Objection, and the Council requests that this is taken to SDNP Committee, for the following reasons:

- **The Council did not feel enough information was available and requests that the applicant provide an architectural plan for a listed building explaining more definitively how the addition would be created;**
- **There is an ancient tree on a neighbouring property within 15m, which is a concern in terms of tree protection and potential damage by tree roots.**

SDNP/21/05377/LIS – White Cottage, Toat Lane, Pulborough, RH20 1BY

Erection of one and a half storey side extension, with three additional dormer windows, new entrance porch and internal alterations (Listed Building Consent).

Objection, and the Council requests that this is taken to SDNP Committee, for the following reasons:

- **The Council did not feel enough information was available and requests that the applicant provide an architectural plan for a listed building explaining more definitively how the addition would be created;**
- **There is an ancient tree on a neighbouring property within 15m, which is a concern in terms of tree protection and potential damage by tree roots.**

Trees

DC/21/2443 – The Chapel, Church Place, Pulborough, West Sussex

Fell group of Ash and surgery to x1 Sycamore tree and all trees on inner boundary (works to trees in conservation area).

No objection.