

BURSTOW PARISH COUNCIL

Planning Committee

Minutes of the Planning Meeting of Burstow Planning Committee on Tuesday 25th January 2022 at the Centenary Hall, Wheelers Lane, Smallfield

Open Forum – No members of the public attended

- 1 Apologies received from Cllrs Bolton and Brock and accepted by Committee
- 2 DECLARATIONS OF INTEREST – Cllrs Wates, Hale and Herwig declared an interest in Item 6, 2021/266 – Burstow Gardens. The Parish Council sold the land to English Rural Housing
Cllrs Wates, Hale and Herwig declared an interest in Item 6, 2021/2065 – The applicant sits on the Neighbourhood Plan steering group
- 3 DISPENSATIONS (If required) NONE
- 4 The MINUTES of the previous meeting held on Tuesday 14th December were accepted by Committee as a true record of the meeting
- 5 No MATTERS ARISING from the minutes
- 6 PLANNING APPLICATIONS for consideration
2021/1778/Cond1 – The Depot, Redehall Road, Smallfield
Details pursuant to the discharge of Condition 7 (Construction Transport Management Plan) and Condition 9 (Carbon Emissions) of planning permission ref: 2021/1778 dated 21st December 2021 (Erection of eight dwellings together with associated access and landscaping). *Noted*

2021/2205 – Jaxland Farm, East Hill Lane, Copthorne
Demolition of existing barn, stable block and metal workshop. Removal of 3,447.16m² of hardstanding and the erection of one dwellinghouse.
Committee considered the proposed development to be oversized and is located within the Green Belt. No very special circumstances were given which would override the harm to the openness of the Green Belt
Recommend: **Refuse**

2021/266/Cond2 – Burstow Gardens, Copthorne Bank, Copthorne
Details pursuant to the discharge of Conditions 3 (Materials Schedule) and 6 (Landscape Plan/Management Plan) of planning permission ref: 2021/266 dated 11 November 2021 (Erection of 3 Affordable dwellings with associated hard standings, amenity space and car parking). *Noted*

2021/2065 – 8 Grange Way, Smallfield
Erection of a single-storey rear extension
The Committee was not quorate due to interest declared by Cllr s Wates, Hale and Herwig. *No comment*

2021/2053 – 27 Gorse Drive, Smallfield
Erection of single storey front and rear extensions
Recommend **Approve**

7 Decisions and Appeals

2021/2005 – 35 Park Road, Smallfield

Erection of single storey side and rear extension. Granted

2021/1961 – Beth Shan, Broadbridge Lane, Smallfield

Demolition of existing single storey extensions to side and to rear. Proposed erection of single storey extensions to side, to rear and to front to form porch plus internal alterations pp not required

2021/1954 – 3 Tudor Close, Smallfield

Erection of single storey rear extension Granted

2021/1924 – Oak Villa, Copthorne Bank, Copthorne

Demolition of greenhouse. Proposed part single, part two storey rear extension to include first floor side/rear infill to replace existing dormer, internal alterations, changes to fenestration and solar panels on flank roof slope. Granted

2021/1847 – Bonwicke Cottage, Copthorne Bank, Copthorne

Erection of a single storey rear/side extension Granted

2021/1791 – Burstow Bridge Cottage, Church Lane, Burstow

Proposed single storey outbuilding to include double garage, home gym, potting shed, bike and workshop tool stores (Certificate of Proposed Use or Development). Pp is required

2020/2249/Cond1 – Aurora Redehall School, Redehall Road, Smallfield

Details pursuant to the discharge of Condition 2 (Fencing) of planning permission ref: 2020/2249 dated 7th September 2021 (Installation of wooden exterior playground trim trail with associated play equipment and means of enclosure - Retrospective). Approval of condition details

2021/1778 – The Depot, Redehall Road, Smallfield

Erection of eight dwellings together with associated access and landscaping Granted

2021/1732 – Thornbridge Farm, Shipley Bridge Lane, Shipley Bridge

Replacement of manual gates with new electric gates. Granted

2021/1691 – Chedlands, Church Lane, Burstow

Erection of a new three bedroom bungalow. Refused

2021/1637 – Workshop Rear of Greenleas, 10 Redehall Road, Smallfield

Variation of condition 2 (Plans) of planning permission ref: 2017/2081 (Demolition of existing buildings. Erection 10 dwellings with associated access, landscaping and parking.) to allow for submission of substitute house types for plot 5-10 and minor adjustments to the access road (Amended Address) Withdrawn

2021/1277 – Planning Application Land at Steeple Farm, Church Road, Burstow

Variation of condition 2 (Approved plans) of planning permission ref: 2018/2178 (Extension of stables to provide area for storage of trotting cart) to allow for internal layout alterations, fenestrations alterations and changes to external materials. Refused

2021/1251 – Allingham Farm, Copthorne Bank, Copthorne

Partial demolition of outbuildings and conversion of the remaining outbuildings into four single storey dwellinghouses with associated alterations, garden areas and parking. Granted

8 Future Agenda Items and Councillor Enquiries

Committee asked the Clerk to see if the marquee is still erected at the Buddhist Temple on Copthorne Bank and if so, has it exceeded the allowed timeframe

Committee asked the Clerk to report a caravan has been moved onto the Triddles Farm site

Committee asked the Clerk to follow up the report of new building on Bantilly Place with the enforcement department

Committee asked the Clerk to report the creation of a new bund by Moat House, Church Road

Committee commented that the lights at Redehall School have been on overnight and could the clerk try to find out if people were staying overnight in the building

The meeting closed at 6.45pm. The next scheduled meeting is Tuesday 8th February 2022. The time will be confirmed when the agenda is produced.

Signed..... Dated.....