



---

**MINUTES of a Meeting of the PLANNING COMMITTEE** held at the Village Council Meeting Room, Ashurst Wood on Tuesday, 4<sup>th</sup> June 2019 at 7.30pm.

**Present:** Cllrs Forbes (Chair), Draper, Haite, Loveday and Spoor

**In attendance:** Clerk, Caroline Leet, Cllr Belsey, Cllr Russell and 4 members of the public

- 1. Public questions:** A resident made representation on application DM/19/1010. Although they were supportive of the original application, what has been built is contrary to the planning approval. Comments were made on the overall height difference which is higher than the original plan, the side extension, the windows and the height of them as well as the lack of landscaping. This has created privacy issues for the neighbours. There is also a reduction in car parking provision.

7.36: Cllr Russell arrived

- 2. Apologies for absence –** Cllrs Phillips and Tyrrell; apologies were received and **resolved; the reasons were accepted.**

7.39: member of the public left

- 3. To receive Declaration of Interests from Members in respect of any matter on the agenda –** None
- 4. The Minutes of the previous meeting of the Committee held on the 23<sup>rd</sup> April 2019 were approved as an accurate record of the meetings.**
- 5. Recorded Meetings:** none
- 6. Planning applications:**

**DM/19/1574**

Location: 1 Peartree Cottages Phoenix Lane Ashurst Wood RH19

Desc: Proposed single storey side extension

Recommend: **No objection**, provided that the new side kitchen window does not have a harmful impact on the neighbouring property. Members are concerned that the extended property will have very little outside amenity space.

**DM/19/1704**

Location: 12 Woods Hill Close Ashurst Wood West Sussex RH19 3RJ

Desc: Single storey lean to style conservatory to the side of the property (resubmission of DM/18/3698 with reduced length).

Recommend: Approval

## **DM/19/1010**

Location: 45 Maypole Road Ashurst Wood East Grinstead West Sussex RH19 3RB  
Desc: New two storey 3 bedroom dwelling revised layout/ position to DM/16/0011.

### **Recommend: Refusal**

Members consider that this property should have been built as consented under DM/16/0011 and DM/17/4308, in accordance with the approved plans and in compliance with all the conditions. Members have already recommended refusal of application DM/18/5053 with regard to changes to the extension. Had these plans been presented when the original applications were made, Members believe that those applications would have been refused.

The Design, Access and Planning Statement for DM/16/0011, dated December 2015, stated that the scheme had been revised following consultations with neighbours and to address their concerns. It also stated that new lawns and flower beds would greatly enhance the site. That statement has been duplicated for this application, but with those important points removed. The section on planning policy has been copied directly and is now out of date as the Mid Sussex Local Plan is no longer in force.

The applicant has provided no explanation for or justification of the numerous departures from the approved plans and the non-compliance with conditions. To approve this application would set a precedent for residents to obtain planning permission and then build whatever they like. This is detrimental to the community (in particular those living close to the development) and to the planning system.

Should the decision be made to approve this application, the Village Council would request the imposition of and compliance with conditions as originally set out in DM/16/0011, in particular those regarding the windows (conditions 12 and 13), and the parking and turning spaces for the new property and the butchers (conditions 6 and 7). In addition, a landscaping plan should be prepared and works carried out which should include green landscaping, as the current hard landscaping around the property is stark and fails to enhance the site. All of these conditions should be complied with before occupation of the property.

**7. To receive notification of planning decisions:** DM/19/0987 – Single storey rear extension; single storey side extension; link extension between garage and house – 6, Maypole Road – Permission GRANTED. DM/17/2695 – Demolition of two existing houses and garages. Erection of 7 no. dwellings (5 x 5 bedroom detached houses and 2 x 2 bedroom semi-detached affordable houses), creation of vehicular access, internal driveway and landscaping (amended description and plans received 11 December 2018) – Land at Willowtrees and Spinney Hill, Lewes Road, Ashurst Wood – Permission – GRANTED. DM/18/4433 – Alterations to an existing access along with the construction of a short cul-de-sac: erection of 2 x 4 bed detached dwellings with integral garages and 2 x 3 bed semi-detached dwellings with integral garages, car parking provision and landscaping – Land between 98 and 104 Maypole Road – Permission – GRANTED. DM/19/1130 – Demolition of outbuilding. Front and side extension – Mole Cottage, 2 Forest View, Hammerwood Road, Ashurst Wood – Permission – GRANTED.

**8. Correspondence:** Emails regarding 45, Maypole Road & Wealden House

**9. Any items for reporting or inclusion on future agenda:** To consider a response to the developer for the Wealden House application who have responded to Mid Sussex District Council regarding the Village Council's planning response.

**Meeting Closed at: 7.59pm**

**Chairman..... Dated:**