

## Fittleworth Parish Council

### Planning Committee Meeting

Minutes of meeting held Thursday 23 May 2019 at 5.00pm at the Swan Hotel, Fittleworth.

In attendance:

Mike Allin (Chairman)

Tony Broughton

Jane Claxton

Lee Scott

#### **1. Apologies for absence**

David Brittain.

#### **2. Minutes of last meeting**

Minutes of previous meeting prepared by DB, and cannot be opened due to IT compatibility issue.

#### **3. Public questions**

Limbourne Lane resident attended to discuss agenda item 6. Concerned about highways matters as well as impact on residential amenities.

#### **4. Declaration of interest**

MA in relation to item 6), since he lives in Limbourne Lane.

#### **5. Planning applications**

##### *a. SDNP/19/01218/TCA, Watermill Lower Street Fittleworth*

The extent of the tree works were considered considerable and members were concerned about the overall cumulative impact on landscape character, even if many of the trees proposed to be removed made little individual contribution to the village. Concerns were also raised about whether the removal of trees so near to the river would affect the flow and functioning of the watercourse.

All agreed: Neutral with concerns.

##### *b. SDNP/19/02157/LIS, The Grange Hesworth Common Lane Fittleworth*

All members agreed that this is ultimately a matter for the heritage building advisors at CDC / SDNPA, but nevertheless some concerns were expressed about the impact of the removal of the central pier and the proposed roller type door. It was suggested that an automatically operated door of an up and over design would be acceptable.

All agreed: Neutral with concerns.

*c. SDNP/19/02018/HOUS, Fulling Mill Cottage School Lane Fittleworth*

All agreed: No objections

## **6. Pre-applications**

DNP/19/01949/PRE - Erection of 15 dwellings with associated access and landscaping

Committee members were concerned about the timing of the pre-app in relation to the neighbourhood plan process and therefore thought that the current proposals were premature.

In terms of the plans submitted, members were predominantly concerned about the proposed point of access and that no highway improvements of the type envisaged by the neighbourhood plan were included. This is a significant missed opportunity.

Discussion then moved on to the overall layout and design of the proposal – which were acknowledged as being at an early stage.

Nevertheless, members thought that the site appeared over-dense compared with the surrounding form of development and that this would unduly impact upon the appearance of the site, as well as the living conditions of those in the immediate vicinity, especially the property named Dunrovin which lies directly to the north. It was suggested that single storey units near to the boundary of that property would be more appropriate.

Members were also concerned at the somewhat generic design of the houses and apparent lack of parking.

All agreed: Committee members to draft and circulate comments for submission, and to discuss with the neighbourhood plan steering group. Also agreed that it would be beneficial to enter into a positive dialogue with the proposed applicant.

## **7. Date of next meeting**

Thursday 13 May, at 5pm in the Swan Hotel.