

STEEP PARISH COUNCIL - PLANNING COMMITTEE

CHAIRMAN: Nick Hurst

CLERK: Jenny Hollington

Minutes of the Planning Meeting held on Monday, 11th June 2018 at Steep Village Hall at 7.30 p.m.

Present: Cllrs. Nick Hurst (in the Chair) Peter Cruttenden Jim MacDonald
Terry Cook

In Attendance Clerk, Jenny Hollington

The Project Director for Garden Hill and a member of the Steep Parish Plan Steering Group were present at the meeting.

18/34 **APOLOGIES:** Apologies had been received from Cllrs. Simon Bridger and Chris Laycock.

18/35 **MINUTES** – The Minutes of the Planning Meeting held on 14th May were approved and signed.

18/36 **DECLARATIONS OF INTEREST** – None declared.

18/37 **PUBLIC COMMENT** –

- A member of the Parish Plan Steering Group outlined his objection to planning application SDNP/18/02282/FUL (Garden Hill). He explained that the application failed to take account of the submitted South Downs Local Plan, the Steep Parish Plan, the National Planning Policy Framework and the Joint Core Strategy. In addition, there is no mention within the application that the original property is an Arts & Crafts design by W.F. Unsworth. He felt that demolition of this property would have major implications for the parish.
- Mr. Mike Fowler, the Project Director for Garden Hill, said that the property is not listed and has been extended considerably over the years which has impacted its historical importance. His application is based on the adopted EHDC Local Plan since the emerging SDNPA Local Plan will not be in force for some time yet. The new property is to be built in a modern Georgian style and the intention is that the brickwork will settle into the landscape in time. Mr. Fowler pointed out that the EHDC Landscape Officer has not raised any concerns.

18/38 **PLANNING** – Current planning applications were discussed as follows:

SDNP/18/02282 /FUL	Replacement dwelling with associated parking, turning and landscaping, erection of storage barn, installation of solar panels following demolition of existing dwelling, garage and garden room	Garden Hill, Ashford Lane, Steep GU32 1AE	Strong concerns re design raised
SDNP/18/02511 /FUL	Division of part of original building to form 2 further dwellings	Adhurst St. Mary, London Road, Sheet GU31 5AD	No Objection
SDNP/18/02470 /HOUS	2-storey side extension, single storey garden room and utility after demolition of existing side extension and rear conservatory	1-Steep Farm Cottages, Steep Hill, Steep GU32 2DB	No Objection
SDNP/18/02773 /FUL	Retention of a caravan site	Ridge Farm, Stoner Hill, Steep GU32 1AJ	No Objection with conditions

18/39 LAWFUL DEVELOPMENT CERTIFICATE – The following application was noted.

SDNP/18/02427 /LDE	Existing – Continued use of home office building as a single dwelling and retention of alteration to pitch of roof	Coppicefield Cottage, The Annexe, Ridge Common Lane, Steep GU32 1AJ
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18/40 DATE OF NEXT MEETING – To be arranged.

The meeting closed at 8.20 p.m.