

**Findon Parish Council**

**Minutes of remote Planning Committee Meeting held  
27 August 2020 at 7.30 pm**

**Present:** Cllrs Martin (Chairman), Barnett, and Gilbert.

**In Attendance:** Clerk Fiona MacLeod.

| Item No        |   | <u>Action By</u> |
|----------------|---|------------------|
| <b>P 20.89</b> | <b>To receive and note apologies for absence</b>  |                  |
|                | Apologies were received and noted from Cllrs Wilson, Carr, Gear, Porter, Smith and Villanueva-Last.   |                  |
| <b>P 20.90</b> | <b>Chairman's announcements</b>   |                  |
|                | Reference was made to the recent appeal lodged by the applicant (SDNP/20/00033/REF) regarding Soldiers Field House and the amount of documentation on the SDNPA Public Access system. Councillors would need to be aware of the content in preparation for the announcement of the Appeal Hearing date. The key issue of provision of affordable housing on the site remained.  |                  |
| <b>P 20.91</b> | <b>To sign as a correct record the Minutes of the meeting 30/7/2020</b>   |                  |
|                | It was proposed and seconded that the minutes of the remote meeting held on 30 July 2020 be signed as a correct record.   |                  |
| <b>P 20.92</b> | <b>Declarations of Interest</b>   |                  |
|                | None  |                  |
| <b>P 20.93</b> | <b>Update on implementation of actions</b>  |                  |
|                | The report was noted.   |                  |
| <b>P 20.94</b> | <b>Public Question Time (PQT)</b>   |                  |
|                | None.   |                  |
| <b>P 20.95</b> | <b>To consider the following applications (responses to applications considered by the Planning Committee will be available to view on the SDNPA Public Access System.<br/><a href="https://planningpublicaccess.southdowns.gov.uk/online-applications/">https://planningpublicaccess.southdowns.gov.uk/online-applications/</a> )</b>  |                  |
|                | <p><b>a) SDNP/20/03046/HOUS –Grantchester, 17 Nepfield Close, Nepcote, Findon.</b></p> <p>Reconstruction of rear conservatory.</p> <p>Councillors had reviewed the planning documents and site location.</p> <p><b>Resolved: that the Clerk informs the SDNPA that Findon Parish Council raises no objection to the application.</b></p> <p><b>b) SDNP/20/03322/FUL –Findon Place, Horsham Road, Findon, BN14 0RF.</b></p> <p>Proposed partial change of use of the ground floor area within the existing residential dwelling at Findon Place to an events venue (use class D2) with ancillary over-night stay</p> | <b>FM</b>        |

Signed:

Dated:

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|  | <p>accommodation. Surfacing works to the field to the east of existing stables to create a car parking area serving the venue and widening vehicular access onto the premises and gates.</p> <p>Councillors had reviewed the planning documents and site location. The Chairman reminded councillors that a previous application (SDNP/19/05999/FUL) had come before the Committee in February 2020. FPC had no objection in principle subject to robust and enforceable conditions being made. The application was subsequently withdrawn.</p> <p>The new application appeared to have addressed the points raised by FPC, and the Committee supported businesses providing local employment. The comments raised by Cllr Porter (as previously circulated to councillors) regarding highways issues would be incorporated in the FPC response.</p> <p><b>Resolved: that the Clerk informs the SDNPA that Findon Parish Council supports and raises no objection to the application subject to the implementation of conditions as detailed in its response.</b></p> <p><b>c) SDNP/20/03323/LIS –Findon Place, Horsham Road, Findon, BN14 ORF</b></p> <p>Proposed partial change of use of the ground floor area within the existing residential dwelling at Findon Place to an events venue (use class D2) with ancillary over-night stay accommodation. Surfacing works to the field to the east of existing stables to create a car parking area serving the venue and widening vehicular access onto the premises and gates.</p> <p>Councillors had reviewed the planning documents and site location. The Chairman reminded councillors that a previous application (SDNP/19/06000/LIS) had come before the Committee in February 2020. FPC had no objection in principle subject to robust and enforceable conditions being made. The application was subsequently withdrawn.</p> <p>The new application appeared to have addressed the points raised by FPC, and the Committee supported businesses providing local employment. The comments raised by Cllr Porter (as previously circulated to councillors) regarding highways issues would be incorporated in the FPC response.</p> <p><b>Resolved: that the Clerk informs the SDNPA that Findon Parish Council supports and raises no objection to the application subject to the implementation of conditions as detailed in its response.</b></p> | <p>FM</p> <p>FM</p> |
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|                | <p><b>d) SDNP/20/03039/TPO –5 Convent Gardens, Findon, BN14 0RZ</b></p> <p>Notification of tree works to 1 no. Beech tree – removal of two lateral branches.</p> <p>Councillors had reviewed the available documents and site location. The Findon Tree Warden had no issue with the proposal.</p> <p><b>Resolved: that the Clerk informs the SDNPA that Findon Parish Council raises no objection to the application.</b></p>  | <b>FM</b> |
|                | <p><b>e) SDNP/20/03026/TPO –Reedville, 34 Nepcote Lane, Findon, BN14 0SG</b></p> <p>Reduce crown by approx. 3m on 1 no. Maple tree</p> <p>Councillors had reviewed the available documents and site location. The Findon Tree Warden had no issue with the proposal.</p> <p><b>Resolved: that the Clerk informs the SDNPA that Findon Parish Council raises no objection to the application.</b></p>  | <b>FM</b> |
| <b>P 20.96</b> | <b>Strategy and Policy</b>  |           |
|                | <p>The Chairman provided background to some of the salient points in the 40 page government consultation document on Changes to the Current Planning System, in particular the proposed change to the reduction of affordable housing contribution. It was not clear from the document whether there would be exceptions within the South Downs National Park and a steer had been provided to FPC from Action in Rural Sussex (AiRS) (as circulated to councillors). It was expected that the SDNPA would take the Consultation for consideration at its next Planning Committee meeting on 10 September 2020. The consultation closes on 1 October 2020.</p> <p><b>Resolved: that FPC would review the outcome of the SDNPA Planning Committee response and take into consideration the AiRS steer for its response at the Planning Committee meeting to be held on 24 September 2020.</b></p> <p>Two quotes had been received from specialists AiRS regarding an updated Local Housing Needs Survey (LHNS) for Findon (as circulated to councillors) to be taken to the September 2020 full Council meeting.</p> |           |
| <b>P 20.97</b> | <b>Review of the SDNPA Planning Applications List</b>   |           |
|                | <p>The List (as previously circulated) was reviewed and decisions noted. With reference to SDNP/20/01805/FUL the Committee acknowledged the email from the SDNPA regarding the determination of the application and had no further comments to make. The Clerk would respond.</p>   | <b>FM</b> |
| <b>P 20.98</b> | <b>SDNPA pre application advice requests</b>  |           |
|                | The List (as previously circulated) was noted.  |           |
| <b>P 20.99</b> | <b>Items for discussion (and future ratification if appropriate) at a future meeting</b>  |           |
|                | <p>The Clerk to include a Planning Appeals List standing item.</p> <p>The remote meeting closed at 8.10pm.</p>  |           |

Signed:

Dated:

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