



Loxwood Parish Council

Minutes of the Meeting of the Parish Council for Planning Matters held at 7.30pm on Monday 7th June 2021 held in the main hall at North Hall and later in the Mursell Room.

P36/2021 Attendance: Parish Councillors: Tony Colling (Chair); Chris Agar; Rick Kelsey; Annette Gardner; Roger Newman. CDC Gareth Evans.

Jane Bromley, Clerk. 4 members of the public.

Apologies for absence: None.

Non- Attendance Cllr Simon Bates.

P37/2021 Declaration of Member's Interest: Cllr Newman non pecuniary interest due to it being a near neighbour in LX/00918/FUL. Cllrs Gardner and Agar non pecuniary LX/21/00530/DOM

P38/2021 Public Participation – Three representatives of the site proposed The Wharf spoke regarding the site which they recognised was not a designated site in the emerging revised neighbourhood plan for Loxwood. Out of courtesy they were however keeping the Parish Council informed on progress.

Literature had been circulated widely through the village and comments had been invited. A summary of comments will be shared. The site was described, which included a wildlife corridor to the canal. Approx. 20 houses giving 18 dwellings per hectare. Drainage issues will be dealt with by a consultant. After the consultation an outline application will be submitted. An ecological survey has been carried out.

Cllr Colling advised the representatives that:

The housing numbers total had more or less been satisfied by planning applications already submitted. Natural England and CDC have advised that the emerging revised Neighbourhood Plan Habitat Regulations Assessment requires an appropriate assessment into the effects of further housing water extraction requirements on habitats affected by extraction of water at Hardham. This has implications for planning applications submitted as the problem extends to the whole of the North Sussex Water Supply Zone. CDC have advised that all planning applications will be required to demonstrate a water neutral approach and be subjected to a HRA and Appropriate assessment.

This was noted by the representatives for the site.

P39/2021 To Consider new Planning Applications:

LX/21/00530/DOM - Brewhurst House Brewhurst Lane Loxwood RH14 0RJ Single storey rear extension and alterations.

No Objection. Policy 13 and 18 of the Loxwood Neighbourhood Plan apply.

LX/21/01284/PA1A - Prior Approvals The Gatehouse, Plaistow Road, Loxwood, RH14 0TR

Single storey extension to the rear (a) rear extension - 7m (b) maximum height - 3m (c) height of eaves - 2.6m.

Object. An inappropriate application, unsympathetic to the original property features, with development of a previously Grade II listed building facing the Plaistow Road. A prior approval is incorrect for this application as the extension is not on the rear elevation of the property. There is insufficient information accompanying this application as there are no elevation drawings.



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LX/21/00918/FUL - Cranbrook Stud, Skiff Lane, Loxwood, Billingshurst, West Sussex, RH14 0AG

Demolition of equestrian barn and lean-to stables. Construction of covered sand school and stables.

No Objection. Neighbourhood Plan Policy 12 applies.

LX/21/01410/DOM – Oakdene, Loxwood Road, Alfold Bars, Loxwood, RH14 0QS

Erection of detached Double Carport with log store and storage above.

Object. The Parish Council consider the proposal is too far forward on the site and should be positioned with the entrance facing the Road. The proposal does not meet the requirements of Policy13 of the Neighbourhood Plan.

P40/2021 To receive a list of recent decisions from Chichester District Council. None.

P41/2021 Any other matters: None.

P42/2021 Date for next meeting: Monday July 5th 2021 subject to North Hall availability.