

## Haywards Heath Town Council

Minutes of the Planning Committee Meeting held on 15<sup>th</sup> April 2024, commencing at 07.30 pm.

### Present

S Inglesfield (Chair)  
D Pascoe (Vice Chair)  
A Bashar  
N Chapman  
S Ellis  
B King  
D Nicholson \*\*  
A Platts

\* Absent

\*\*Apologies

### 139 Apologies

Member	Reason
Cllr D Nicholson	Personal commitment

### 140 Minutes

The minutes of the meeting held on Monday, 25<sup>th</sup> March 2024 were taken as read, confirmed as a true record and duly signed by the Chair.

### 141 Substitutes

There were none.

### 142 Members Declaration of Interest

Cllr Bashar made the following declaration.

"I declare a personal interest in all planning applications under agenda item 6 as an elected Member of Mid Sussex District Council (MSDC) and as an appointed Member of the (MSDC) Planning Committee. I further reserve the right to alter my views should the applications come before the Planning Committee, based on contributions from the public, other Members or reports from MSDC Officers."

Cllr Platts made the following declaration:

"I declare a personal interest in all licensing applications under agenda item 5 as an elected Member of Mid Sussex District Council (MSDC) and as an appointed Member of the (MSDC) Licensing Committee. I further reserve the right to alter my views should the applications come before the Licensing Committee, based on contributions from the public, other Members or reports from MSDC Officers."

There were no other declarations of interest.

### 143 Planning Appeals

Members noted that no appeals pertaining to HHTC had been lodged with MSDC:

#### 144 Licensing Applications

Members noted the licencing application pertaining to HHTC received.

App no	Date received	Application Type	Applicants	Premises Address	Variation Yes/No	Nature of Application	Latest date for representations to be made
LI/24/0439	08.04.2024	Premises	Select Service Partners Ltd	Cafe Local Platforms 1-2 & 3-4 Haywards Heath Railway Station Commercial Square Roundabout Haywards Heath West Sussex	Minor variation	Change to layout of premises; Change to trading name	22.04.2024

#### 145 Planning decisions from Mid Sussex District Council.

Members noted the following decisions.

Application Ref	Address	Agenda Date	HHTC Comment	MSDC Decision
DM/23/1860	Lanf Adj to North Collwell Barn	26/11/2024	Object	Refuse
DM/23/3016	8 Orchard way. RH16 1UX	12/02/2024	No Comment	Permitted
DM/24/0003	1 Norton Lees, 9 Oathall Road	25/03/2024	No Comment	Permitted
DM/24/0218	Rezvan 48 Lucastes Avenue	04/03/2024	No Comment	Permitted
DM/24/0254	35 Balcombe Road	04/03/2024	No Comment	Permitted
DM/24/0331	104 America Lane, RH16 3QF	04/03/2024	No Comment	Permitted
DM/24/0362	18 Old Wickham Lane	04/03/2024	No Comment	Permitted
DM/24/0426	15 Willow Park	04/03/2024	Defer to Tree Office	Permitted
DM/24/0463	145 Priors Way, RH16 3NS	25/03/2024	No Comment	Permitted
DM/24/0501	5 Drummond Close, RH16 4DB	25/03/2024	Defer to tree officer	Permitted
DM/24/0511	Brambletyne, 5 The Rushes	25/03/2024	Defer to tree officer	Permitted
DM/24/0551	Witts End, Franklands Village	25/03/2024	Defer to tree officer	No Objection
DM/24/0572	34 Lucastes Road	25/03/2024	Defer to tree officer	No Objection

#### 146 Comments and Observations on Planning Applications

Members made comments and observations on 14 planning applications as per Appendix 1 attached.

#### 147 Items Agreed as Urgent by the Chair

There were none.

The meeting closed at 07.56pm.

## Appendix 1

### Planning Applications Received **Week 1**

Application Reference	Address/Description	Ward	Comments
DM/24/0371	<b>23 Highland Road, Haywards Heath, RH16 4DP</b>  Single storey outbuilding.	<b>Haywards Heath - Ashenground</b>	As this is an application for a Lawful Development Certificate and is therefore a legal matter, the Town Council defers the decision to Mid Sussex District Council.
DM/24/0668	<b>19 South Road, Haywards Heath, RH16 4YY</b>  Replace 1no. Projecting signage with new 500mm. Replace 1no. Fascia and 1no. Logo with 1no. New blue fascia & 1no. New 290mm logo height. Replace 1no. ATM surround and decals with new. Install new internally applied vinyl window message "A good way to bank." Replace internally installed safety manifestation with new. Re-spray shopfront frames to match existing with like for like.	<b>Haywards Heath - Ashenground</b>	No Comment.
DM/24/0685	<b>Independent Advanced And Clear Ltd First Floor Front Suite 38 - 42 South Road Haywards Heath</b>	<b>Haywards Heath - Ashenground</b>	No Comment.

	Retrospective application for window decals that cover 8 windows on the 1st floor, facing the high street.		
<b>DM/24/0699</b>	<b>1A Little Bentswood, Haywards Heath, RH16 3HF</b>  Variation of condition 13 of planning application 13/00143/FUL - Substitution of approved drawings with a revised proposal drawing incorporating selected non-material and minor material amendments to the approved scheme.	<b>Haywards Heath - Bentswood And Heath East</b>	No Comment.
<b>DM/24/0727</b>	<b>38 And 40 Lucastes Avenue, Haywards Heath, RH16 1JY</b>  Ash Tree (T1) - Two Lowest Branches cut by 5 metres, Ash Tree (T2) - Removal of weighted branch and clear Ivy. Hawthorne Tree (T3) Crown Reduction of 2 metres and removal of Ivy.	<b>Haywards Heath - Lucastes And Bolnore</b>	Defer to the opinion of the MSDC Tree Officer.
<b>DM/24/0746</b>	<b>8 Lucastes Road, Haywards Heath, RH16 1JL</b>  T8 Cherry - Reduce crown by approximately 3 metres.	<b>Haywards Heath - Lucastes And Bolnore</b>	Defer to the opinion of the MSDC Tree Officer.
<b>DM/24/0773</b>	<b>10 Hardham Close, Haywards Heath, RH16 4UF</b>  Proposed single storey side extension.	<b>Haywards Heath - Franklands</b>	No comment.

**Planning Applications Received [Week 2](#)**

<b>Application Reference</b>	<b>Address/Description</b>	<b>Ward</b>	<b>Comments</b>
<b>DM/24/0306</b>	<b>15 Western Road, Haywards Heath, RH16 3LR</b>  Proposed ground floor side and rear extension (Amended block plan received 27.03.2024)	<b>Haywards Heath - Bentswood And Heath East</b>	No comment.
<b>DM/24/0709</b>	<b>2 West Common, Lindfield, Haywards Heath</b>  The demolition of detached garage and substandard lean-to extension elements to the rear of the main house and the construction of new single storey rear extension and two story side extension	<b>Haywards Heath - Bentswood And Heath East</b>	No comment.

<p><b>DM/24/0793</b></p>	<p><b>Joan Nightingale House, Land Near 11 Ferny Croft And Land To The East Of 1-12 Henry House Bolnore Road Haywards Heath</b></p> <p>Cherry Tree (T4) - fell . Oak Trees x3 (T1,T2 and T3 Joan Nightingale House) Reduce back lateral branches by a maximum of 2m to an approximate height of 5m. Group of Limes - (Land to the East of 1-12 Henry House) - Remove all basal growth and crown lift to height of approx 6m. Ash trees - (Land Near Ferny Croft) - Fell</p>	<p><b>Haywards Heath - Lucastes And Bolnore</b></p>	<p>Defer to the opinion of the MSDC Tree Officer.</p>
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**Planning Applications Received [Week 3](#)**

<b>Application Reference</b>	<b>Address/Description</b>	<b>Ward</b>	<b>Comments</b>
<p><b>DM/24/0766</b></p>	<p><b>19 Sandrocks Way, Haywards Heath, RH16 4JL</b></p> <p>Demolition of a double garage and construction of a two storey dwelling.</p>	<p><b>Haywards Heath - Ashenground</b></p>	<p>Once again, the Town Council acknowledges that the principle of development on this site has already been established, with permission for a two-storey, four-bedroom dwelling under application references DM/23/1201 and DM/22/2653. The Town Council formally objected to the earlier application DM/22/2653 and wishes to reiterate the following comments in respect of the latest proposal:</p> <ol style="list-style-type: none"> <li>1. if permission is granted, all relevant conditions (i.e. nos 1. to 9.) and informatives (i.e. nos 1. to 4.) that were applied under DM/23/1201 shall be reapplied to DM/24/0766;</li> <li>2. there must be a comprehensive Construction Management Plan in place to mitigate disruption to local residents and to protect their amenity;</li> <li>3. any damage to the public highway caused by construction-related vehicles or activities – including damage to kerbstones and/or grass verges – shall be repaired in full at the expense of the applicant/developer/contractor. This is to protect infrastructure funded by the taxpayer;</li> </ol>

			<p>4. the greenery along the northern boundary of the site, which borders the Vale Road allotment site, shall be retained in order to provide screening and to protect wildlife/biodiversity. This would accord with Policies E9 and H8 of the Haywards Heath Neighbourhood Plan, and Policy DP37 of the Mid Sussex District Plan 2014–2031.</p> <p>Furthermore, the Town Council is disappointed that local residents' concerns regarding existing on-street parking congestion and the lack of a turning head in Sandrocks Way have largely been discounted. Members would like to highlight these issues on residents' behalf, and they believe the opportunity exists to make improvements to the highway that could alleviate some of the problems encountered with parking, manoeuvring and turning. To this end, enquiries should be made as to the ownership of the communal open space adjacent to 16 Sandrocks Way, which lies outside of the application site.</p>
<b>DM/24/0798</b>	<p><b>1 Oathall Avenue, Haywards Heath, RH16 3ES</b></p> <p>Proposed first floor rear extension. Solar panels to south facing roof pitch.</p>	<b>Haywards Heath - Bentswood And Heath East</b>	No comment.
<b>DM/24/0812</b>	<p><b>Shangri La, Queens Road, Haywards Heath, West Sussex</b></p> <p>Variation of condition 2 in relation to DM/21/3202 - amendments comprise alterations to internal layout of the site to reconfigure parking provision and position to serve the 2 no. new dwellings.</p>	<b>Haywards Heath – North Central</b>	No comment.
<b>DM/24/0819</b>	<p><b>C. N. Guy And Son, 11 Sussex Road, Haywards Heath, West Sussex</b></p> <p>Renovation of first floor above butcher's shop Class E, including loft conversion to create a two bed maisonette Class C3 and creation of rear staircase to first floor.</p>	<b>Haywards Heath - Ashenground</b>	No comment.