



## Ashington Parish Council

### Planning Committee Meeting

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Minutes of Ashington Parish Council Planning Committee Meeting held at 7.30pm on Wednesday 17<sup>th</sup> August 2014

Present: Councillors D. Harbour, N Carver, K Wood, J Gichovi-Elias, R. Brennan & T Kearney

Parish Clerk K Dare

Members of the public: 5

Declarations of Interest: Cllr Carver declared a personal, prejudicial interest in planning application DC/14/1695.

Apologies received from: Councillors M Woolley (business) & B Norton (personal)

The Clerk explained that the Parish Council had not yet received planning application DC/14/1695 from Horsham District Council and had agreed an extension to the deadline for the Council's comments until 2<sup>nd</sup> October. For this reason the Council would listen to public comments at this meeting before formulating its final response to the application at the Parish Council meeting of 2<sup>nd</sup> October 2014. The Clerk had been able to read all 57 planning documents online and had circulated a summary to Councillors before this meeting so that they were familiar with the application and could understand the public comments.

#### **Public Adjournment**

No comments on planning application DC/14/1786

#### **Planning applications**

DC/14/1786 Construction of vehicular crossover to provide permanent access to existing electricity sub-station including removal of part of existing fence and provision of 2.4m gates– Electricity Sub Station, Hole Street.

The Council has no objections in principle but has serious concerns about highway safety as a result of the new crossover. There is very limited visibility, particularly to the south (no visibility splays are shown on the plans) and the site is within a derestricted speed limit area, therefore vehicles approaching the proposed crossover are doing so at potentially high speeds. Recent works at the sub-station were undertaken via the proposed crossover and many residents reported 'near misses' to the Council as a result of vehicles entering/leaving the sub-station or delivering to the site. Indeed, a contractor was usually tasked with controlling traffic along Hole Street while vehicles reversed out of the site. Temporary road warning signs were erected along Hole Street during the recent works. The Parish Council suggest: permanent safety signs erected on approach to the site, possibly red anti-skid tarmac, no

reversing out from the site, reduced speed limit in the area and the site gates be set back from the road far enough so that large vehicles can get off the highway. WSCC should review these highways safety issues.

Cllr Carver left the meeting at this point and did not return.

### **Public Adjournment**

Comments relating to planning application DC/14/1695 (summary):

1. Foul drainage – residents are unclear which option is being proposed (connection to London Road sewer at Willowdene or new sewer pipe directly to the WWTW). Both would involve significant disruption to adjoining land and residents.
2. Surface water drainage – it is proposed to connect to local watercourses via a new culvert under the A24. Local landowners would need to be consulted for permission to discharge.
3. This area of the village has remained free of modern development and is characterised by the dominant Holmbush House and associated estate cottages. A modern development will completely ruin the settings of the 5 listed buildings surrounding the site as well as the other properties (which may not be Listed but are nonetheless old, rural traditional farm buildings). This area will completely change from one of a rural country estate & farm setting to modern red brick buildings.
4. Holmbush House (now called Ashington House) is meant to be surrounded by parkland including formal and informal gardens – these form part of its historic setting. Putting modern houses on the informal gardens will ruin the setting of this Grade II Listed building.
5. Foliage may have grown up separating the formal and informal gardens of Holmbush House but foliage can be managed whereas once modern houses are built the historic parkland is lost forever.
6. The proposed houses will be very prominent in views as the site slopes up towards Holmbush House. The proposed properties are 2.5 storeys high and will be very visible from all directions.
7. Information in the application is out of date – one of the Doctors Surgeries in Storrington has closed, resulting on severe pressure on GP services in the area; the number of available school places specified in the application is questioned.
8. Martins Farm is the closest property to the proposed development and whilst it may not be a Listed building it is an old traditional rural building which once served the Holmbush House estate. The cart shed at Martins Farm is over 200 years old and was an important feature of the Estate.
9. Development in this area will facilitate other applications nearby and will completely ruin the rural setting of this area.
10. The proposed homes are not set back from site boundaries as stated in the application – modern sized gardens are all that separates the proposed homes from the boundary.
11. The grounds of Holmbush House were used as an army camp & hospital field in the 1940's. The grounds and house have high historical value and should be preserved.

12. The community consultation questionnaire was deemed to have 'loaded' questions, however 62.8% of respondents did not support the development. It was delivered to homes in the village alongside junk mail and many residents would simply have thrown it away with all of the other junk mail.

The Clerk thanked the public for their comments and attendance at the meeting. Councillors would receive a copy of the meeting minutes ready for a full discussion of the application at the Parish Council meeting on 2<sup>nd</sup> October.

**Amendments** None

**Correspondence** None

Meeting finished at 8.30pm

Signed.....

Date.....