



Notice of the Plaistow and Ifold Parish Council's Planning & Open Spaces Committee

Meeting Wednesday 9th April 2025 at 19.30 Winterton Hall, Plaistow

Members of the Parish Council's Planning and Open Spaces Committee are summoned to a meeting on **Wednesday 9th April 2025 at 19:30 Winterton Hall, Plaistow.**

Members of the Press and Public are welcome to attend **in person** and if a remote connection is required, please contact the Clerk ahead of the meeting.

Dated 4th April 2025

Yours faithfully

J Bromley

Jane Bromley

Clerk & RFO to the Council

MEETING AGENDA

Biodiversity – the Council has a duty to conserve and enhance biodiversity and must consider what policies, objectives, and action it can take, consistent with the exercise of its functions, to further the general biodiversity objective. *Natural Environment and Rural Communities Act 2006, s.40 & Environment Act 2021, s.102*

- | No. | Item |
|------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | Apologies for absence: Recommendation: - To receive apologies for absence & housekeeping. <i>*Persons who record the parish Council's meetings are reminded that the "Public Forum" period may not be part of the formal meeting and that they should take legal advice themselves as to their rights to make any recording during that period.</i> |
| 2 | Disclosure of interests: Recommendation: - To deal with any disclosure by Members of any disclosable pecuniary interests and interests other than pecuniary interests, as defined under the Plaistow and Ifold Parish Council Code of Conduct and the Localism Act 2011 , Chapter 7 ss.26 – 37 in relation to matters on the agenda. |
| 3 | Minutes <i>Circulated separately and on the website.</i> Recommendation: - To approve the draft Minutes of the Planning & Open Spaces Committee meeting held on 11th March 2025 and resolve to sign them by Secured Signing in accordance with Standing Order 12(g). |

- 4 **Public participation.** Recommendation: - To receive and act upon, if considered necessary by the Committee, comments made by members of the public in accordance with relevant legislation and the Parish Council's Standing Orders 3(d), (e), (h), (i) – (k). Questions, or brief representations can be made either in person, or in writing **provided they were sent via email to the Chair of the Planning Committee: sophie.capsey@plaistowandifold-pc.gov.uk no later than 4pm 9th April 2025.** In accordance with Standing Orders 3(f) and (g), Public Participation shall not exceed 10 minutes, unless directed by the Chairman; and a speaker is limited to 5 minutes.

5. **Planning Applications**

Tree applications:

None

SDNP applications:

None

Building applications:

PS/[25/00457/DOM](#) - Magnolia Lodge, Durfold Wood, Plaistow
Single storey front and rear extension, internal alterations and double garage.

PS/[25/00714/DOM](#) - 4 Oak Way, Ifold, Loxwood
Two storey rear and single storey side extensions, and associated works.
Installation of entrance gates.

PS/[25/00547/DOM](#) - Hawkesfield, Rickmans Lane, Plaistow
First floor and ground floor extensions.

PS/[25/00218/DOM](#) - 2 Wildacre Close, Ifold.
Proposed rear conservatory.

PS/[25/00643/ELD](#) - Manor Copse Farm, Oak Lane, Shillinglee, Plaistow,
Existing lawful development certificate for the erection of a building. 3rd
April 2025

PS/[25/00443/FUL](#) - Land South Of Rumbolds Lane, Plaistow.
15 no. dwellings and associated works. Land South Of Rumbolds Lane,

Application in Loxwood Parish:

LX/[25/00631/PIP](#) - Permission in Principle Land East Of Peacocks, Plaistow
Road, Loxwood.
One detached two storey dwelling.

6 **Planning, Appeals and Enforcement decisions.**

Recommendation: - To receive list of recent Planning decisions, ([appended below](#)).

Appeals Lodged & Enforcement Action.

Recommendation: - To consider any updates in relation to pending and/or ongoing planning appeals and enforcement action and resolve to make comments and/or add any arising matters to a future agenda.

1. Appeals Listed:

Application No: [24/02480/PLD](#) DCLG Ref No: APP/L3815/X/25/3358727

Land North Of Manor Copse Farm, Oak Lane, Shillinglee,

Proposed Development: Proposed lawful development certificate for use of 15 no. tents and portable compost toilet for purposes of glamping for maximum of 60 stipulated days per annum and maximum of 60 people at any one time. Previously operated under the 28 day rule prior to July 2024

Start Date: 24.02.2025

An appeal has been lodged against the Refusal of Planning Permission or Prior Approval, details shown above. It has been agreed by the Ministry for Housing, Communities and Local Government Planning Inspectorate that the appeal will be dealt with by way of the Written Representation procedure. This means that the appeal will be decided on written statements of the parties concerned and that no public local inquiry will be held.

Last date for representations 7th April 2025.

Representation submitted 12th March 2025.

"The Parish Council supports the Chichester District Council's planning refusal."

Application No: [24/01574/ELD](#) DCLG Ref No: APP/L3815/X/25/3358707

The Forge - Manor Copse Farm, Oak Lane, Shillinglee,

Proposed Development: Existing lawful development - 1 no. building/shed.

An appeal has been lodged against the Refusal of Planning Permission or Prior Approval, details shown above. It has been agreed by the Ministry for Housing, Communities and Local Government Planning Inspectorate that the appeal will be dealt with by way of the Written Representation procedure. This means that the appeal will be decided on written statements of the parties concerned and that no public local inquiry will be held.

Last date for representations 7th April 2025.

Representation submitted 12th March 2025:

"This application has been the subject of many previous similar applications all of which have either

Been refused at appeal or are being considered by this appeal or in the case of 25/00053/Eld is subsequent to this appeal listing.

The history being:

05/03228/ELD-Refused
 09/02874/FUL-Refused
 22/00208/ELD
 22/01630/FUL-Both dismissed at appeal.
 23/02682/ELD-Refused
 23/02691/ELD-Refused
 23/02738/PLD-Refused
 23/02743/FUL-Refused
 23/02745/FUL-Refused
 24/00305/EDL-Refused
 24/00321/ELD-Refused-Subject to a recent PINs site visit
 24/01574/ELD-Refused APP/L3815/X/25/3358707
 25/00053/ELD-Refused"

2. Enforcements Reported:

Enquiry reported 12th February 25: Residential occupation of a horsebox Land North West Of Nell Ball Farm Dunsfold Road Plaistow West Sussex
 12th February 2025

Response: I refer to your recent enquiry concerning the above matter and write to advise you that an investigation file has been opened for which the case officer will be Sue Payne. In a MEDIUM priority case we aim to carry out a site visit within 10 working days and notify you of our proposed action within 20 working days.

No report.

Report from Enforcement 12th February 2025 re 24/00270 - North of Sparrwood Hanger Dunsfold Road

At this stage I have been attempting to liaise with site owner who not locals. However, I am due to visit the site by the end of this week (14/02/25), once done I should have some form of update for you.

Update 4th March 25: The site has been visited and the land owner has been served with a Planning Contravention Notice in order to establish further facts. Once that has been received a decision will be made as to the next course of action.

Response from CDC 31st March 2025:

"Upon the Planning Contravention Notice being received and the replies assessed. A retrospective planning application has been invited to retain the wooden barn.

A time period of two months has been applied in order to submit the application. Once it is submitted the parish would be informed as part of the consultation process."

8 Consultations & Correspondence

Recommendation: - To consider any consultation(s) and correspondence and add to a future agenda where necessary.

None.

9 Date next meeting:

- Planning & Open Spaces Committee meeting 13th May 2025, **7.30pm** Kelsey Hall, Ifold.

To receive list of recent Planning Decisions, Appeals and Enforcement from the Local Planning Authority – SDNP & CDC Planning Decisions:

PS/[24/02864/TPA](#) 6 Wildacre Close Ifold Loxwood Billingshurst West Sussex RH14 0TL
Reduce height by up to 3m, reduce 1 no. lower branch on south sector by 4m and crown lift by up to 5m (above ground level) on 1 no. Oak tree (T33). Reduce south sectors by 3m on 1 no. Birch tree (T28), 1 no. Beech tree (T30), 1 no. Ash tree (T31) and 1 no. Hawthorn tree (T32) subject to PS/90/00788/TPO.

PERMIT

PS/[25/00053/ELD](#) The Forge Oak Lane Shillinglee Plaistow Godalming West Sussex GU8 4SQ
Existing lawful development certificate for the siting and use (storage and business) of an outbuilding/shed for more than 10 years.

REFUSE

PS/24/02279/FUL The Coach House Oak Lane Shillinglee Plaistow
Change of use of land to seasonal glamping site between 1st April and 30th September each year, and erection of timber shed and compost toilet.

REFUSE

PS/25/00178/DOM Tanglewood The Ride Ifold Loxwood
Front porch extension.

PERMIT

