

PLANNING DEVELOPMENT CONTROL (VIEWING) SUB-COMMITTEE**26 April 2012**Attendance:

Councillors:

Jeffs (Chairman) (P)

Berry (P)

Clear

Izard (P)

Johnston (P)

Pearce (P)

Read (P)

Ruffell (P)

Tait (P)

Wright (P)

Others in attendance who did not address the meeting:

Councillor Verney

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1. **DEMOLITION OF EXISTING SINGLE STOREY EXTENSION AND CONSTRUCTION OF NEW TWO STOREY EXTENSION AND 2 NO. CANOPIES TO THE FRONT AT THE WHITE COTTAGE, CHURCH LANE, TICHBOURNE CASE NUMBER 12/00173/SFUL**
[\(Report PDC928 refers\)](#)

The Chairman welcomed to the meeting Councillor Verney (Ward Member) and the applicant, Mr Ottley.

At its meeting held on 5 April 2012, the Planning Development Control Committee agreed that the above and the listed building applications should be referred to the Sub-Committee, as Members wanted to visit the site to better understand the internal layout of the building and the character of the surrounding area. This site visit was held on 24 April 2012.

At the meeting held on 5 April 2012, the Committee received public participation and presentations from the Head of Planning Management and the Head of Historic Environment.

During debate, Members noted that the South Downs National Park Authority had not commented on the application, nor had they called it in. However, the Head of Historic Environment explained that, through its Link Officer, the Authority had indicated agreement with the Report's recommendation to refuse.

Members also discussed the design of the proposed extension and suggested alternatives which could better preserve the integrity of the listed building. However, the Head of Planning Management explained that it was not

possible to redesign the building through planning conditions. If the Sub-Committee did not find the application acceptable, they should refuse it and invite the applicant to resubmit an alternative scheme, following advice from officers.

Members discussed the balance between the effect of the proposed development on the listed building and on the surrounding Conservation Area. Members had noted that it was the view of some local residents that an extension to different elevations of the building would be detrimental to the character of the Conservation Area.

At the conclusion of debate, the Sub-Committee resolved to grant planning permission, contrary to the recommendation to refuse in the Report. This was because the Sub-Committee considered that, although there would be some effect on the historic fabric of the listed building, this was outweighed by the need to bring the building up to a habitable standard to secure its long term preservation. In granting planning permission, the Sub-Committee delegated to the Head of Planning Management authority to set appropriate conditions (in consultation with the Chairman), which would include an informative on the hours of construction.

2. **DEMOLITION OF EXISTING SINGLE STOREY EXTENSION AND CONSTRUCTION OF NEW TWO STOREY EXTENSION AND 2 NO. CANOPIES TO THE FRONT AT THE WHITE COTTAGE, CHURCH LANE, TICHBOURNE (CASE NUMBER 12/00180/SLIS)**

Although the Sub-Committee voted on the two applications separately, this item was considered with the above application. Therefore, for the reasons set out above, the Sub-Committee agreed to grant listed building consent and delegated to the Head of Planning Management (in consultation with the Chairman) authority to set appropriate conditions which would include details regarding materials, external pipe work, windows, the porches and recording the lost historic details.

RESOLVED:

That both applications be permitted and authority be delegated to the Head of Planning Management (in consultation with the Chairman) to set appropriate conditions.

The meeting commenced at 9.30am and concluded at 10.20am

Chairman