

South Downs National Park

Planning Committee

Report of the Director Of Planning and Environment Services

Schedule of Planning Appeals, Court and Policy Matters

Date between 17-01-2024 and 13-02-2024

This report updates Planning Committee members on current appeals and other matters. It would be of assistance if specific questions on individual cases could be directed to officers in advance of the meeting.

Note for public viewing via Chichester District Council web site To read each file in detail, including the full appeal decision when it is issued, click on the reference number (NB certain enforcement cases are not open for public inspection, but you will be able to see the key papers via the automatic link to the Planning Inspectorate).

* - Committee level decision.

1. NEW APPEALS

<u>SDNP/21/00311/GENER</u> Lurgashall Parish Council Case Officer: Andy George Written Representation	Woodcraft Park Farm Dial Green Lane Lurgashall Petworth West Sussex GU28 9EU - Appeal against LG/22
<u>SDNP/21/00311/GENER</u> Lurgashall Parish Council Case Officer: Dan Hammerton Written Representation	Woodcraft Park Farm Dial Green Lane Lurgashall Petworth West Sussex GU28 9EU - Appeal against LG/22
<u>SDNP/21/04270/FUL</u> Fittleworth Parish Council Case Officer: Derek Price Written Representation	Amen Wood Yard Fitzleroi Lane Fittleworth RH20 1JN - Erection of workshop, office and associated parking.
<u>SDNP/23/01616/FUL</u> Lurgashall Parish Council Case Officer: Derek Price Written Representation	Park Farm Dial Green Lane Lurgashall West Sussex GU28 9EU - Stationing of 1 no. mobile home within existing agricultural building.

<p>SDNP/23/01156/HOUS Graffham Parish Council</p> <p>Case Officer: Jemma Frankland</p> <p>Householder Appeal</p>	<p>The Folly Graffham Common Road Graffham West Sussex GU28 0PT - Replacement of existing attached garage and erection of 2 storey extensions together with veranda and balconies.</p>
<p>SDNP/23/01157/HOUS Graffham Parish Council</p> <p>Case Officer: Jemma Frankland</p> <p>Householder Appeal</p>	<p>The Folly Graffham Common Road Graffham West Sussex GU28 0PT - Erection of detached garage/workshop.</p>

2. DECIDED

<p>SDNP/21/03679/FUL Compton Parish Council Case Officer: Derek Price</p> <p>Written Representation</p>	<p>Compton Farmhouse Church Lane Compton PO18 9HB - Retrospective installation of a single run of underground drainage piping.</p>
Appeal Decision: APPEAL ALLOWED	
<p>The appeal site comprises part of Compton Farm, which is located on the north-eastern edge of Compton village. Compton Farm contains an attractive farmhouse and traditional farm buildings which have previously been converted into holiday accommodation. The underground drainage piping, the subject of this appeal, is located in a field to the north of the site, near to the building known as The Bull Pen. This field encloses the farm, separating it from field parcels to the north and an area of woodland to the east. ... It is imperceptible from both Public Footpath 546 to the west and north of the site and Public Bridleway 543 to the east of the site. Accordingly, the piping has had a neutral effect on the character and appearance of the area. ... I therefore find that the development has had an acceptable effect on the character and appearance of the area, having particular regard to the appeal site's location within the South Downs National Park. ... Due to the underground nature of the drainage piping, it does not affect the setting or significance of the nearby listed buildings, including Compton Farmhouse and the Barn at Compton Farm to the east of the farmhouse (both Grade II listed buildings) and the Parish Church of St Mary (a Grade II* listed building). For the same reasons, it does not affect the setting of the adjacent conservation area.</p>	

[SDNP/21/04688/FUL](#)

Bury Parish Council

Case Officer: Beverly
Stubington

Written Representation

Stane Lodge Bury Gate Bury RH20 1HA - Demolition of existing dwelling and garage and erection of replacement dwelling, garage with tennis court.

Appeal Decision: APPEAL ALLOWED

To be provided on the update sheet to Planning Committee.

<p>SDNP/22/05020/HOUS Funtington Parish Council</p> <p>Case Officer: Louise Kent</p> <p>Householder Appeal</p>	<p>6 Heather Close West Ashling West Sussex PO18 8DR - Proposed rear dormer with internal alterations.</p>
<p>Appeal Decision: APPEAL DISMISSED</p>	
<p>Policy SD31 - proposal does not increase the floorspace of the existing dwelling by more than approximately 30% unless there are exceptional circumstances. ... No 6 was originally a 2-bedroom house. The Local Planning Authority have calculated that the Gross Internal Area (GIA) of No 6 in 2002 was approximately 70.7 square metres, and that, due to a 2-storey extension which was granted planning permission in 2014, No 6 currently has a GIA of more than 120 square metres.... As the proposed rear dormer with internal alterations would result in habitable accommodation in the loft, the proposed development would further increase the floorspace of No 6 beyond the 30% threshold referred to in Policy SD31. The conflict with Policy SD31 would thereby undermine the aspiration to protect the limited supply of small and medium-sized homes in the National Park,... I therefore find that the proposed development would have an unacceptable and harmful effect on the character of No 6 ... The proposed rear dormer would project close to the maximum ridge height of No 6 and it would span a considerable proportion of the total width of the roof. It would also have a sizeable depth in comparison with the central part of No 6 to which it would be attached. ... the scale proposed it would unduly dominate the roof, thereby undermining its simple form, referred to above... not alter the impact of the proposed development on the appearance of No 6 itself, which would be visible from the gardens of nearby properties on Heather Close and in glimpsed views between buildings from Down Street. ... I therefore find that the proposed development would have an unacceptable and harmful effect on the appearance of No 6. It would conflict with part 1. f) of Strategic Policy SD5 of the Local Plan which provides that, amongst other things, development proposals should utilise architectural design which is appropriate and sympathetic to its setting. ... The proposed development would also conflict with paragraph 135 b) of the National Planning Policy Framework (the Framework) which provides that, amongst other things, planning decisions should ensure that developments are visually attractive as a result of good architecture. ... Given the adverse impacts identified on both main issues, the proposed development would not assist in meeting the purposes of the National Park, referred to in part 2. of Core Policy SD1 of the Local Plan. None of the matters advanced in support of the proposed development would outweigh the conflict with the development plan identified, nor do they indicate that the development plan should not be followed.</p>	

3. CURRENT APPEALS

<p><u>SDNP/22/01619/FUL</u> Compton Parish Council</p> <p>Case Officer: Louise Kent</p> <p>Written Representation</p>	<p>Land East of Noredown Way West Marden West Sussex - Laying of permeable hardstanding to facilitate access, turning and parking associated with existing private stable building (retrospective).</p>
<p><u>SDNP/19/00375/BRECO</u> Stedham With Iping Parish Council</p> <p>Case Officer: Michael Coates-Evans</p> <p>Written Representation</p>	<p>Wispers Titty Hill Milland Midhurst West Sussex GU29 0PL - Appeal against ML/26</p>
<p><u>SDNP/22/03441/LIS</u> Kirdford Parish Council</p> <p>Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Scrubb House Farm Cottage Crimbourne Lane Kirdford West Sussex RH14 0HX - Construction of link to join house with annex.</p>
<p><u>SDNP/22/03718/CND</u> Milland Parish Council</p> <p>Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Wardley Farm Cottage Wardley Lane Milland West Sussex GU30 7LX - Demolition of the existing residential dwelling and replacement with two storey three bedroom residential building - Variation of Condition 2 of Planning Permission SDNP/21/05788/FUL - addition of 1 no. dormer window on east elevation.</p>
<p><u>SDNP/22/03527/FUL</u> Bury Parish Council</p> <p>Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Foxbury Farm West Burton Road West Burton Pulborough West Sussex RH20 1HD - Convert main barn into 4 no. bedroom dwelling. Convert secondary barn to offices/storage and change of use of smaller barn to storage. Alterations to vehicle access from West Burton Road and new landscaping.</p>
<p><u>SDNP/22/02936/HOUS</u> Kirdford Parish Council</p> <p>Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Scrubb House Farm Cottage Crimbourne Lane Kirdford West Sussex RH14 0HX - Construction of link to join house with annex.</p>

<p>SDNP/23/00115/FUL Lodsworth Parish Council Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Land North of North Court Gills Lane Petworth Lodsworth GU28 9BY - Erection of boundary fence with 1 no. double gate.</p>
<p>SDNP/22/03964/HOUS Midhurst Town Council Case Officer: Louise Kent</p> <p>Householder Appeal</p>	<p>41 Elmleigh Midhurst West Sussex GU29 9EZ - Rear first floor roof dormer extension, 3 no. rooflights to front elevation.</p>
<p>SDNP/21/00311/GENER Lurgashall Parish Council Case Officer: Andy George</p> <p>Written Representation</p>	<p>Woodcraft Park Farm Dial Green Lane Lurgashall Petworth West Sussex GU28 9EU - Appeal against LG/22</p>
<p>SDNP/21/00311/GENER Lurgashall Parish Council Case Officer: Dan Hammerton</p> <p>Written Representation</p>	<p>Woodcraft Park Farm Dial Green Lane Lurgashall Petworth West Sussex GU28 9EU - Appeal against LG/22</p>
<p>SDNP/21/04270/FUL Fittleworth Parish Council Case Officer: Derek Price</p> <p>Written Representation</p>	<p>Amen Wood Yard Fitzleroi Lane Fittleworth RH20 1JN - Erection of workshop, office and associated parking.</p>
<p>SDNP/21/00526/GENER Lodsworth Parish Council Case Officer: Michael Coates-Evans</p> <p>Written Representation</p>	<p>Erickers The Street Lodsworth Petworth West Sussex GU28 9BZ Appeal against LD/17</p>
<p>SDNP/22/04387/CND Fernhurst Parish Council Case Officer: Jenna Shore</p> <p>Householder Appeal</p>	<p>Copyhold Copyhold Lane Fernhurst West Sussex GU27 3DZ - Construction of extensions, following the partial demolition of detached dwelling. Construction of replacement annex. (Variation of condition 2 of permission SDNP/21/04805/HOUS - introduction of a solid roof lantern light).</p>

<p><u>SDNP/23/00001/UNCM</u> Bury Parish Council</p> <p>Case Officer: Sue Payne</p> <p>Written Representation</p>	<p>Roman Mile Farm Bignor Park Road Bignor Pulborough West Sussex RH20 1HQ - Appeal against BG/6</p>
<p><u>SDNP/21/00062/UNCM</u> Compton Parish Council</p> <p>Case Officer: Shona Archer</p> <p>Written Representation</p>	<p>Cowdown Farm Cowdown Lane Compton Chichester West Sussex PO18 9NW - Appeal against CP/11</p>
<p><u>SDNP/20/00510/GENER</u> Lurgashall Parish Council</p> <p>Case Officer: Michael Coates-Evans</p> <p>Written Representation</p>	<p>Dickhurst Lodge Petworth Road Lurgashall Haslemere West Sussex GU27 3BG - Appeal against LG/23</p>
<p><u>SDNP/20/00622/GENER</u> Stoughton Parish Council</p> <p>Case Officer: Sue Payne</p> <p>Written Representation</p>	<p>Green Lanes Farm Back Lane Forestside Stoughton West Sussex PO9 6EB - Appeal against SO/15</p>
<p><u>SDNP/21/00367/COU</u> Compton Parish Council</p> <p>Case Officer: Michael Coates-Evans</p> <p>Written Representation</p>	<p>Land East of Noredown Way West Marden West Sussex - Appeal against CP/10</p>
<p><u>SDNP/22/03021/FUL</u> Lavant Parish Council</p> <p>Case Officer: Derek Price</p> <p>Written Representation</p>	<p>Land at Lavant Pumping Station Lavant Down Road Mid Lavant Chichester West Sussex - Installation of solar panels.</p>
<p><u>SDNP/23/02896/LDE</u> Bury Parish Council</p> <p>Case Officer: Derek Price</p> <p>Written Representation</p>	<p>Roman Mile Farm (Plot 2) Bignor Park Road Bignor West Sussex RH20 1HQ - Existing lawful development certificate for the use of a caravan as a dwelling.</p>

<p>SDNP/23/00351/HOUS Midhurst Town Council</p> <p>Case Officer: Louise Kent</p> <p>Householder Appeal</p>	<p>Ivy Bank Carron Lane Midhurst West Sussex GU29 9LB - Demolition works and erection of single and two storey house extensions.</p>
<p>SDNP/23/00540/LDE Lodsworth Parish Council</p> <p>Case Officer: Lauren Cripps</p> <p>Written Representation</p>	<p>Land adjacent to Hazelnut Cottage The Street Lodsworth West Sussex GU28 9BZ - Existing lawful development certificate for the use of paddock north-east of Hazelnut Cottage as garden land in connection with Hazelnut Cottage for at least the past 10 years continuously.</p>
<p>SDNP/22/00156/GENER Duncton Parish Council</p> <p>Case Officer: Sue Payne</p> <p>Written Representation</p>	<p>Rose Cottage High Street Duncton Petworth West Sussex GU28 0LB - Appeal against DN/6</p>
<p>SDNP/22/00340/COU Northchapel Parish Council</p> <p>Case Officer: Andy George</p> <p>Written Representation</p>	<p>Willow Spring Farm Hillgrove Lane Northchapel Petworth West Sussex GU28 9EN - Appeal against NC/17</p>
<p>SDNP/23/01616/FUL Lurgashall Parish Council</p> <p>Case Officer: Derek Price</p> <p>Written Representation</p>	<p>Park Farm Dial Green Lane Lurgashall West Sussex GU28 9EU - Stationing of 1 no. mobile home within existing agricultural building.</p>
<p>SDNP/23/01156/HOUS Graffham Parish Council</p> <p>Case Officer: Jemma Frankland</p> <p>Householder Appeal</p>	<p>The Folly Graffham Common Road Graffham West Sussex GU28 0PT - Replacement of existing attached garage and erection of 2 storey extensions together with veranda and balconies.</p>
<p>SDNP/23/01157/HOUS Graffham Parish Council</p> <p>Case Officer: Jemma Frankland</p> <p>Householder Appeal</p>	<p>The Folly Graffham Common Road Graffham West Sussex GU28 0PT - Erection of detached garage/workshop.</p>

4. VARIATIONS TO SECTION 106 AGREEMENTS

5. CALLED-IN APPLICATIONS

Reference	Proposal	Stage

6. COURT AND OTHER MATTERS

Injunctions		
Site	Breach	Stage

Court Hearings		
Site	Matter	Stage

Prosecutions		
Site	Breach	Stage

7. POLICY MATTERS