

Pulborough Parish Council

A Meeting of the Planning & Services Committee was held in Pulborough Village Hall on Thursday, 10th May 2007 at 8.30 p.m.

Present: Mrs H Black (Chairman) Mrs A Lawson
 Mrs J Botting Mr J Noble
 Mrs C Barnett Mrs K Watson
 Mr J Denison

1. PRESENTATION OF SAINSBURYS' PLANNING PROPOSAL

A representative of Sainsburys, a Mr Gary Morris attended the Council meeting at 7.00 p.m. and presented the proposed planning application for its site at Pulborough to the Full Council.

The proposal was to extend the store from approximately 11,000 sq.ft. to 17,000 sq.ft and extend the car parking facilities by 40%. The latter would be accommodated in the form of platform on stilts to maintain a level surface. A public consultation exercise had indicated that respondents were 81% in favour of the proposed extension to the store and the main requirement was the provision of a deli counter which would be provided. The extra footage would be used to provide a wider range of goods but the non-food area would be limited.

Concern was expressed at the current siting of the crossing from the store to the car park which, at busy periods created a traffic hazard for customers visiting or leaving the site onto the A29. Mr Morris reported that Sainsburys had consulted with the Highways Authority who felt this was the safest site for the pedestrian crossing. However, he would take back members' concern and the suggestion perhaps a slip road should be installed to reduce the risk to visiting car drivers.

Another area which members' sought clarification was how the area beneath the extended car park would be managed. It was noted that adjoining properties had right of access across the car park but it was felt that the area may become a litter trap and/or misused if not secured.

Reference was made to Section 106 funding which Mr Morris reported was calculated at £650 per car parking space totaling £28,000. However, Horsham District Council had not indicated where this money was to be earmarked. Members felt strongly that some of the money should be for community, sport and youth facilities and not allocated wholly for highway improvements.

In response, Mr Morris reported that the planning application would be submitted to Horsham District Council next week and he would contact the Clerk prior to the Council's Annual Meeting on 17th May with answers to some of the Members' concerns. He stated that the Sainsburys organisation was keen to become part of the Pulborough community.

The Chairman of the Council thanked Mr Morris for his attendance and informative presentation.

The meeting then adjourned at 7.30 p.m. for the Annual Meeting of Parish Council and resumed again at 8.30 p.m.

2. APOLOGY FOR ABSENCE

There were no apologies received.

3. PLANNING APPLICATIONS

The Committee considered the following planning applications:

DC/07/0599 – Upper Stile Place Farm, Gay Street, Pulborough

Amendment to application for equestrian facilities and machinery store.

RESOLVED: NO OBJECTION

DC/07/0696 – Land at Riverside Concrete Works, Stane Street, Codmore Hill, Pulborough

Variation to house types approved under Planning Permission

Ref. DC/04/2763 Nos. 127-129, 134-137, 138-140, 141-143, 146-149, 150.

RESOLVED: NO OBJECTION

DC/07/0766 – Oddstones, Stane Street, Pulborough

Demolition of the existing property and erection of 25 houses and 12 flats.

The Committee, although finding the current proposed development acceptable, expressed concern that there was an indication of an access road on the plans which may lead to further development on an adjacent site which Members felt could not be supported. Also, concern was expressed about the management of traffic generated from this development particularly through Stane Street Close.

RESOLVED: to recommend **APPROVAL** but ask for the Parish Council to be included in the negotiation of the Section 106 funding as the Committee particularly requests that funding is allocated for the benefit of sport and the youth of the community in the agreement.

DC/07/0774 – The Swan Inn, Pulborough

Proposed car parking alteration.

RESOLVED: **NO OBJECTION**

4. LICENSING APPLICATION

To Committee considered the following licensing application:

LI/07/0033 – The Rose, Stane Street, Codmore Hill, Pulborough

Various modifications of existing conditions.

RESOLVED: that the Committee **OBJECT** to the proposed amendments to the License as it was considered that extended hours and outside usage of the premises would create an unacceptable noise nuisance to local residents.

The meeting closed at 9.15 p.m.

.....Chairman

.....Date

