

Minutes of a Planning Meeting of Colgate Parish Council held on 26<sup>th</sup> August 2020  
6pm remotely.

Present

Councillors: S. Marley, C. Crosdil, V. Finnegan, R Calvert, J Sired and S Garley  
Apologies were accepted: S. Davies

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1. Minutes of the last meeting.

None.

2. Declaration of Interests

None

3. Members of the public-

None

**4. Applications.**

**DC/20/0818-**

**Demolition of existing dwelling and outbuildings. Erection of replacement dwelling with a detached garage  
Old Springfield Farm Springfield Lane Colgate Horsham**

Colgate Parish Council do not object to the rebuilding of the property in principle.

However, we have concerns regarding the style and design of the new building which is still not in keeping with the Area of Outstanding Natural Beauty. The current property is nestled within the landscape, - the proposed dwelling sits on the landscape and is not of significant design quality to enhance or benefit the AONB.

The council are disappointed that the applicants have not taken on board previous comments and advice from interested parties when submitting their new plans as there appears to be little change from the original design.

We would also like it noted that the current house is close to a Public Footpath and any development will be seen by the wider community.

**DC/19/1912-**

**Change of use of public house (A4) to hot food takeaway (A5). Demolition of existing single storey rear extension and erection of a rear extension, including internal and external alterations, with associated parking and landscaping. (Full Application)  
Cherry Tree Inn Crawley Road Faygate Horsham**

Colgate Parish Council **objects** to this application and would make the following comments:

There is a concern with ingress and egress of vehicles at the drive through site. Several years ago, bus stops were decommissioned due to the fatal accident on the A24 caused when a bus stopped on the carriageway without a layby facility. The Parish Council has real concerns that there may be a build-up of traffic when entering the fast food facility mirroring the situation with the bus stopping on the main carriageway.

With the advantage of local knowledge, the councillors are really concerned with the disruption a fast food facility will have on the traffic on the A264 and we would respectfully ask WSCC Highways to review the situation at Bucks Barn MacDonald's on A24 and the mayhem it causes on the Highway. The issues with traffic and the MacDonald's at Buck Barn are well documented and Colgate Parish Council do not want the same issues reflected at this site.

Insufficient parking on site for staff and those customers who choose to eat in their vehicles.

Any significant alterations to the listed building will cause unacceptable harm to the building and surrounding area.

Should the application be approved, the council would want to see adequate litter facilities to avoid littering along the A264 which is already an issue. The fast food outlet should undertake to clear the verges of any takeaway litter rather than the responsibility fall on HDC and the taxpayer.

This type of establishment will bring disturbance to the neighbouring properties – there should be a restriction on opening times.

The council is concerned about the coalescence of development along the A264 considering the recent approval of a new petrol station at the Little Clovers Farm site.

Is there a need for another fast food outlet in the area? Crawley and Horsham towns have an abundance of fast food outlets. There is also the Pease Pottage Service station providing refreshments and fast food. Additionally, approval for a BP garage and shop has been given on the site of Little Clovers Farm located on the A264 (approx. 20M from the Cherry Tree PH) which will probably offer refreshments. Food is also available at the Cabin Café (approx. 300M and adjacent to the garage).

## **5. Decisions**

**Parish:** Colgate PC

**Application Number:** DC/20/1001

**Site:** Liston House Faygate Lane Faygate Horsham West Sussex RH12 4SJ

**Description:** Retrospective application for the change of use of residential outbuilding to use Class B1(a) offices.

**Decision:** Application Permitted

**Date of Decision:** 07/08/2020

**Application Number:** DC/20/1051

**Site:** 1 Beedingwood Drive Colgate Horsham West Sussex RH12 4TE

**Description:** Surgery to 2 x Oak Trees

**Decision:** Application Permitted

**Date of Decision:** 11/08/2020

**Application Number:** DC/20/1063

**Site:** Farnham 2 Beedingwood Drive Colgate Horsham West Sussex RH12 4TE

**Description:** Surgery to 3 x Beech Trees

**Decision:** Application Permitted

**Date of Decision:** 11/08/2020

**Application Number:** DC/20/1109

**Site:** Lythmere Grouse Road Colgate Horsham West Sussex RH13 6HT

**Description:** Erection of first floor and ground floor side/rear extensions and alterations to raised patio

**Decision:** Application Permitted

**Date of Decision:** 13/08/2020

**Application Number:** DC/20/0886

**Site:** Mansion House Roffey Park Forest Road Colgate Horsham West Sussex RH12 4TD

**Description:** Construction of 3No garages to the lower and upper car park.

**Decision:** Application Permitted

**Date of Decision:** 19/08/2020

**Meeting closed at 6.35pm**

Signed ..... Date.....

