

Kingston Parish Council Planning Update

Ref: KPC Meeting 10 March 2021 Appendix 5

KINGSTON PARISH COUNCIL – PLANNING UPDATE – March 2021 (Changes since last report highlighted in red)

Application No.	Validation Date	Description of Application	Summary of KPC in Comments	Status
SDNP/20/04009/HOUS Cedar Cottage, Church Lane	21/09/2020	Demolition of single storey addition, proposed replacement two-storey side extension with associated landscaping, change to cladding colour, replacement windows and new roof lights, new balcony to south elevation, and new outbuilding	<p>Kingston Parish Council objects to this application for the following reasons:</p> <p>It is accepted that the proposal has been revised following the Planning Officer's comments but it is still felt that the two storey extension is bulky, substantially enlarging the current building from what was once a small cottage. It is very close to the boundary with the neighbouring property, Dormers, and will substantially affect the light in Dormer's garden.</p> <p>It is said that the zinc cladding would pick up on the local agricultural setting, but there is little zinc in the area so this seems to be rather far fetched. Indeed, it is felt by some neighbours that the zinc could be more of a fire risk in direct sunlight than wood cladding.</p> <p>It is not clear from the plans about the exact site of the proposed one storey outbuilding. It is difficult to judge the height of this but its bulk and proposed colour will have a direct effect on the neighbouring property Well Barr, which enjoys the afternoon sun in the family room. A plan showing the cross sections down the slope would be useful to</p>	Approved 17/02/2021

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			<p>help judge the impact of the building. On the block plan it appears to cross the site boundary (although this may merely be a drawing issue).</p> <p>Finally, it is essential that a building management plan could be produced which recognises the particular issues of the site access. The bridle way is very popular with walkers accessing the Downs, children use it to get to and from the village school, as well as delivery vans. We would suggest that any management plan should include: Details of the number, frequency and type of vehicles used in the building work Details of how the safety of other users along the bridle way can be protected Details of the routing of vehicles during construction through Kingston Details of how the vehicles will be loaded, unloaded and parked And details of how the neighbours will be kept informed and engaged.</p>	
SDNP/20/04806/HOUS Furlong Down, Ashcombe Lane	08/01/2021	Erection of outbuilding to the front for use as a home office.	KPC has no objection to this application but requests that the office is appropriately screened with either a native hedge or similar, in keeping with the surroundings, so that it is not too visible from the road and pavement.	Application in progress
SDNP/20/05344/HOUS Pastoral, The Avenue	24/12/2020	Rear ground floor extension, amendment to porch, additional roof lights	KPC has No Comment to make on this application.	Application in progress
SDNP/21/00020/FUL Lewes Garden Centre, Newhaven Road	05/01/2021	Extension to existing garden centre to provide improved café and outdoor seating area, new warehouse space, enclosure and	TBC	Application in progress

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		extension of existing garden centre sales area and erection of new garden centre concession units and other minor improvement works.		
SDNP/21/00809/HOUS Castle Mead, Newhaven Road	11/02/2021	Erection of extension to existing garage to front, including first floor above, single storey extensions to front porch and rear, and various alterations	TBC	Application in Progress