

## Contact details

Committee Officer on 01730 814810

Email [committee.officer@southdowns.gov.uk](mailto:committee.officer@southdowns.gov.uk)



## **SOUTH DOWNS NATIONAL PARK AUTHORITY**

### **PLANNING COMMITTEE**

A meeting of the Planning Committee will be held at **10.00am on Thursday 10 July 2025**, at **The Memorial Hall, South Downs Centre, North Street, Midhurst, GU29 9DH**.

**Siôn McGeever**, Chief Executive (National Park Officer)

### **AGENDA**

**1. Apologies for absence**

**2. Declaration of interests**

To enable Members to declare to the meeting any disclosable interest they may have in any matter on the agenda for the meeting.

**3. Minutes of previous meeting held on 8 May 2025**

To approve as a correct record the minutes of the Planning Committee meeting held on 8 May 2025 (Page 5).

**4. Updates on previous Committee decisions**

To receive any updates on previous Committee decisions.

**5. Urgent matters**

To consider any matters on the agenda which the Chair agrees should be considered as a matter of urgency due to special circumstances.

### **DEVELOPMENT MANAGEMENT**

**6. Local Authority: Chichester District Council**

**Application No:** **SDNP/24/01695/FUL-** Iron Hill, Fernhurst

**Proposal:** Change of use from forestry to Suitable Alternative Natural Greenspace (SANG), and associated minor facilitation works including the erection of fencing, improvements and enhancement of existing paths, creation of additional footpaths, siting of information boards, dog/litter bins, and heathland restoration.

**Address:** Iron Hill, Hollycombe Lane, Fernhurst, West Sussex, GU30 7LP.

To consider a report by the Director of Planning  
(Report PC25/26-01 Page 17).

**7. Local Authority: East Hampshire District Council**

**Application No:** **SDNP/24/05322/FUL** - Blacknest Golf Centre, Binsted

**Proposal:** Erection of 2 pickleball courts with PV panels, and extension of walkway. Erection of 2 padel courts with canopy roof. Alterations to clubhouse to convert function room into sports bar, convert stores into games room and covered trolley store, and associated external and internal alterations. Erect new covered buggy store. Installation of family putting course to replace putting green. Alterations to 10 consented cabins, erection of 7 additional pre-fabricated eco-cabins with associated footpaths and landscaping. Extension to facilities

outbuilding for laundry room. Alterations to Greenkeepers shed and yard. With associated demolitions, landscaping works, footpaths and other associated works.

- Address:** Blacknest Golf Centre, Blacknest Road, Binsted, Alton, Hampshire, GU34 4QL.  
To consider a report by the Director of Planning (Report PC25/26-02 Page 43).
8. **Local Authority:** **East Hampshire District Council**  
**Application No:** **SDNP/24/03657/FUL** - Land East of Pulens Lane, Sheet  
**Proposal:** Erection of 17 houses, provision of open space and new vehicular access from Pulens Lane.  
**Address:** Land East of Pulens Lane, Sheet, Petersfield, Hampshire, GU31 4DB  
To consider a report by the Director of Planning (Report PC25/26-03 Page 65).
9. **Local Authority:** **East Hampshire District Council**  
**Application No:** **SDNP/24/03715/FUL** - Land South of 22 Pulens Lane, Sheet  
**Proposal:** Erection of 2 dwellings.  
**Address:** Land South of 22 Pulens Lane, Sheet, Petersfield, Hampshire, GU31 4DB  
To consider a report by the Director of Planning (Report PC25/26-04 Page 93).
10. **Local Authority:** **East Hampshire District Council**  
**Application No:** **SDNP/24/03248/FUL** - Land South of Clements Close, Binsted  
**Proposal:** Erection of 10 x residential dwellings, creation of new vehicular access, provision of footpath link, and associated landscaping/infrastructure.  
**Address:** Land South of Clements Close, Binsted, Alton, Hampshire, GU34 4NY  
To consider a report by the Director of Planning (Report PC25/26-05 Page 115).
11. **Local Authority:** **Chichester District Council**  
**Application No:** **SDNP/24/05114/FUL** - Singleton Oilfield, Singleton  
**Proposal:** Construction of a below ground cable connection to the local distribution network, to allow for the exportation of electricity generated on site, to the National Grid.  
**Address:** Singleton Oilfield, A286 Cobblers Row to Middlefield, Singleton, West Sussex, PO18 0HL  
To consider a report by the Director of Planning (Report PC25/26-06 Page 149).
12. **Local Authority:** **Lewes District Council**  
**Application No:** **SDNP/24/04066/FUL**- Garage Compound, The Lynchets, Lewes  
**Proposal:** Demolition of garages and construction of 4 x affordable dwellings to rent.  
**Address:** Garage Compound, The Lynchets, Lewes, East Sussex, BN7 2BL  
To consider a report by the Director of Planning (Report PC25/26-07 Page 169).

- 13. Local Authority:** Lewes District Council  
**Application No:** SDNP/24/03587/FUL - Garage Compound, Queens Road, Lewes  
**Proposal:** Demolition of garages and erection of 6 x affordable dwellings to rent.  
**Address:** Garage Compound, Queens Road, Lewes, East Sussex, BN7 2JQ.  
To consider a report by the Director of Planning  
(Report PC25/26-08 Page 193).
- 14. Local Authority:** Lewes District Council  
**Application No:** SDNP/24/03583/FUL - Garage Compound, Kingsley Road, Lewes  
**Proposal:** Demolition of garages and erection of 6 x affordable dwellings to rent.  
**Address:** Garage Compound, Kingsley Road, Lewes, East Sussex, BN7 2TT.  
To consider a report by the Director of Planning  
(Report PC25/26-09 Page 211).

## **POLICY & STRATEGY**

- 15. Local Plan Review Report**  
To consider a report by the Director of Planning (Report PC25/26-10 Page 229)
- 16. Planning Reforms Update**  
To consider a report by the Director of Planning (Report PC25/26-11 Page 347)
- 17. Enforcement Update**  
To consider a report by the Director of Planning (Report PC25/26-12 Page 363)
- 18. Summary of Appeal Decisions**  
To consider a report by the Director of Planning (Report PC25/26-13 Page 367)

## **Members of the Planning Committee**

Alun Alesbury, Heather Baker, Paul Bevan, Antonia Cox, John Cross, Debbie Curnow-Ford, Janet Duncton, John Hyland, Gary Marsh, Stephen McAuliffe, Robert Mocatta, Andrew Shaxson, and Daniel Stewart-Roberts.

## **Members' Interests**

SDNPA Members have a primary responsibility for ensuring that the Authority furthers the National Park Purposes and Duty. Members regard themselves first and foremost as Members of the Authority, and will act in the best interests of the National Park as a whole, rather than as representatives of their appointing body or any interest groups.

Members are required to declare any disclosable pecuniary interest that is not already entered in the Authority's register of interests, and any personal interest and/or public service interest (as defined in Paragraph 18 of the Authority's Code of Conduct) they may consider relevant to an item of business being considered at the meeting (such disclosure to be made at the commencement of the meeting, or when the interest becomes apparent).

## **Access to Information**

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will confirm if all or part of the meeting is to be filmed. The images and sound recording may be used for training or any other purposes by the Authority. By entering the meeting room and using the public seating area you are consenting to being filmed, recorded or photographed and to the possible use of those images and sound recordings for webcasting and/or training purposes. If you have any queries regarding this, please contact the Governance Officer

[committee.officer@southdowns.gov.uk](mailto:committee.officer@southdowns.gov.uk)

### **Public Participation**

Anyone wishing to speak at the meeting should register their request no later than 12 noon, 3 working days before the meeting by e-mailing [public.speaking@southdowns.gov.uk](mailto:public.speaking@southdowns.gov.uk). The public participation protocol is available on our website [www.southdowns.gov.uk/](http://www.southdowns.gov.uk/)

### **Feedback**

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