COMMITTEE APPLICATIONS

POST COMMITTEE

APPLICATION NO. / ADDRESS

DC/24/0982 – Land North of Little Potters, Potters Green, Station Road, Cowfold, West Sussex

Development of the site to create 35 new dwellings including associated landscaping and parking, with provision of additional parking facilities associated with St Peters Church of England School and provision of public open space with 9 allotments..

RESOLVED:

At its meeting on the 18th February 2025, the Planning Committee Members resolved to delegate **approval** in accordance with Officer recommendation, subject to completion of s106 agreement to secure affordable housing and with the addition of the following informative:

"To request that the developer works with the Parish Council and West Sussex County Council to seek to reduce the speed limit and move the speed limit further west via a Traffic Regulation Order."

The case was subsequently re-referred to the Planning Committee on 2nd December 2025, following the withdrawal of the Natural England position statement on 31st October 2025, advising Members that planning conditions 9 and 33 of the previous report were no longer necessary and that a new regulatory planning condition (no.32) would be added limiting water use within the residential dwellings to 110 l/p/d. Condition numbering was therefore adjusted accordingly.

Officers confirm that the applicant is aware of the above informative.

The associated Legal agreement has now been signed by all parties, dated 27th January 2026 (Legal ref CB/12131)

The Decision can therefore be issued in accordance with the conditions presented to Members (2nd Dec 2025)

Case Officer sign	Nic Pettifer	Date:	28th January 2026
Authorising Officer sign	J Hawkes	Date:	30.01.2026