

All minutes are draft and subject to approval at the next meeting

FERRING PARISH COUNCIL

Planning & Licensing Committee (Decision Powers)

Minutes of the Planning & Licensing Committee Meeting held at the village hall on Monday 16th May 2022 at 7.00pm

Present	Councillors	Stephen Abbott
		Roger Elkins
		Alex Juniper

1	Apologies for Absence Apologies were received from Councillor Ruth Arnold. The apologies were accepted.	
2	Declarations of Interest There were no declarations of interest.	
3	Public Question Time There were no residents in attendance.	
4	To confirm the Minutes of the last Meeting held on 25th April 2022 The Minutes of the Planning & Licensing Committee Meeting held 25 th April were approved by the Committee as a correct record and signed by the Chairman.	
5	Matters Arising from the Previous Meeting on 25th April 2022 FG/44/22/CLE, Lawful development certificate the existing use as a single residential unit (resubmission following FG/140/21/CLE). The Ladydell Site Hangleton Lane Ferring - planning permission not required. FG/47/22/HH, Approval for replacement of roof void window to sliding doors. 31 South Drive Ferring – Approved subject to Conditions. Councillor Stephen Abbott advised that whilst the Parish Council did submit an objection, the objection was not supported by the District Councillors. He went on to say that it would be useful to know that when submitting an objection, if the District Councillors are willing to offer their support.	
6	Planning Applications – to consider responses to Lists 16 - 18, Councillors are asked to familiarise themselves with applications prior to the meeting.	

	<p>FG/64/22/HH Replacement of front porch and external finishes. This application may affect The setting of a listed building. 64 Langbury Lane, Ferring – <i>No Comment</i></p> <p>FG/63/22/HH Single storey side extension. 8 Little Drive Ferring - <i>No Comment</i></p> <p>FG/45/22/T Readvertisement due to amended description. 1 No. Holm Oak tree - Crown reduction to leave height 13.5m and spread 8.5m and crown lift over road to 5m Corner of Oaklands and Ferring Street Ferring – <i>The Committee noted that the readvertisement is due to an amended description following concerns raised reference to the proposed crown lift. The key is to note and to mindful of the comments received from the Tree Warden and ADC Tree Officer report suggesting the appropriate crown lifting. No further action required.</i></p> <p>FG/66/22/HH Single storey rear extension. 253 Goring Way Ferring - <i>No Comment</i></p> <p>FG/67/22/HH Conversion of roofspace to habitable use and addition of dormers. 19 Singleton Crescent Ferring – <i>Object</i></p> <p>FG/69/22/HH Erection of single storey front and side/rear extensions and installation of rear roof terrace and cladding to dwelling. Tanglewood Rifside Gardens Ferring- <i>No Comment</i></p> <p>FG/72/22/CLP Lawful development certificate for the provision of a twin unit mobile home (not operational development) within the garden of the lawful dwelling house for the use as additional accommodation by family members as part of one household (not a material change of use). 9 Cissbury Road Ferring – <i>Object</i></p>	
7	<p>ADC correspondence ref FG/43/22/PL - Ferring Country Centre – The Committee noted that ADC has confirmed that the concerns expressed by Ferring Parish Council have been communicated to the agent and that they have confirmed acceptance of revisions. However, at this stage, we wait for ADC to confirm that the revisions will be included in the application decision. Councillor Steichen Abbott to follow up with the Case Officer.</p>	

8	<p>Eastern Arun Parishes Liaison Group</p> <p>Councillor Stephen Abbott referred to the minutes of the previous meeting and advised that Angmering Parish Council has failed to provide the professional view on the application A/45/22/PL. In view of this, as previously agreed, the further objection from FPC has now been submitted.</p>	
9	<p>All about Ferring Magazine</p> <p>Committee noted the news release relating to planning matters has been submitted and will appear in the next edition of all about Ferring.</p>	
10	<p>Urgent matters arising, since the preparation of this Agenda & Items to be referred to next Agenda</p> <p>FG/78/22/PL, replace existing shop front to ground floor front elevation with new door and windows, new windows to ground floor rear elevation and replacement door (resubmission of FG/14/22/PL) following Prior Approval for change of use to residential (FG/25/22/PD). This site is in CIL Zone 4 (Zero Rated) as other development.</p> <p>9 Ocean Parade Ferringham Lane Ferring</p> <p>The Committee may recall the objection that we submitted on the change of use of the retail units to flats and also on the planning application for the external changes of the current shopfronts.</p> <p>There have clearly been flaws in the planning procedure at ADC where the proper procedures and considerations have not been applied. Our NP is quite emphatic on the subject of Change of Use (CoU) for the retail units in our village centres and the criteria that is required to be met.</p> <p>ADC Officers have effectively over-ridden our NP without requiring the evidence laid down and have effectively removed our democratic right to comment on the CoU application or to have it come before the Arun Planning Committee.</p> <p>While apologising for poor customer service in failing to respond to my initial request for an explanation, the Head of Planning has left it to a subordinate to reply.</p> <p>Councillor Stephen Abbott suggested that we copy this correspondence to the Conservation Group (who may be able to provide some opinion from contacts within the ProGap Action Group) and make a response to ADC Head of Planning , the Director of Place and our MP.</p> <p>It was agreed that a letter will be sent to ADC, the Director of Place to request an explanation.</p> <p>FG/79/22/PL, Variation of condition 4 imposed under FG/62/21/PL relating to Approved landscaping scheme.</p> <p>Onslow Caravan Park Onslow Drive Ferring – Committee agreed no Comment</p>	

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	The Committee agreed that the meeting scheduled for 23 rd May is not required.	
11	Date of Next Meeting Monday 6 th June 2022 Meeting closed at 7.47pm	
	Minutes approved Chairman Date	