

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 5th September 2022 at 7.00pm

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| Present | Councillors | Stephen Abbott (Chairman) |
| | | Clare Royal |
| | | Roger Elkins |
| | | Ruth Arnold |

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| 1 | Apologies for Absence Apologies were received from Councillor John Tero. 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 15th August 2022 The Minutes of the Planning & Licensing Committee Meeting held 15 th August were approved by the Committee as a correct record and signed by the Chairman. | |
| 5 | Matters Arising from the Previous Meeting on 15th August 2022 Nothing to note that has not been previously reported or will be covered under item 8 | |
| 6 | Planning Applications – to consider responses to Lists 32 - 34, Councillors are asked to familiarise themselves with applications prior to the meeting. FG/130/22/HH Erection of single side and rear extension including installation of front porch. 6 West Onslow Close Ferring - <i>Comment</i> FG/126/22/DOC Approval of details reserved by condition imposed under FG/95/16/PL relating | |

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| <p>to condition 6-surface water drainage. Quercus Nursery Littlehampton Road Ferring – <i>No Comment</i></p> <p>FG/131/22/NMA Non-material amendment following grant of FG/50/21/PL for Plot 1 – Additional first floor window to south elevation and bi-fold doors to east elevation changed to sliding doors, Plot 2 - Additional first floor window to north elevation and bifold doors to east elevation changed to sliding doors, Plot 3 - Additional first floor window to south elevation and bifold doors to east elevation changed to sliding doors, Plot 4 – Additional first floor window and velux window to north elevation, additional velux window to east elevation and bi-fold doors to east elevation changed to sliding doors. Paddock House 44 Ferringham Lane Ferring Ferring - <i>No Comment</i></p> <p>FG/124/22/PL Demolition of existing buildings and erection of 70 No. dwellings with Associated works (site relocation to Clapham). This application affects a Public Right of Way, is a Departure from the Development Plan and is in CIL Zone 3 (CIL Liable) as new dwellings. Lansdowne Nursery, The Barn Littlehampton Road Ferring - <i>Object</i></p> <p>PE/00575/22 Notice of intention under The Electronic Communications Code (Conditions And restrictions) (Amendment) Regulations 2017 to upgrade existing Electronic communications. Replace existing 13.8m mast and associated antennas and cabinet and its replacement with a 20m mast complete with 6 antennas, one GPS module, one York Cabinet and one Shire cabinet and ancillary enabling development works thereto. (E:509395, N:102770). Telecommunications Mast on Greystoke Road, Ferring - <i>Object</i></p> <p>FG/132/22/NMA Non material amendment following the grant of FG/116/21/HH for increase in Roof height to full ridge, removing small area of flat roof 27 Highdown Way Ferring – <i>No Comment</i></p> <p>FG/137/22/T 1no. Ash (T1) to be reduced in height approx. 7m to 4m, to reduce radial spread on Eastern side by approx. 1m from 6m to 5m. 1no. Ash (T2) to be reduced in height approx. 7m to 4m, to reduce radial spread on Eastern side by approx. 1m from 6m to 5m. 1no. Hawthorn (T3) to be reduced in height approx. 7m to 4m, to reduce radial spread on Eastern side by approx. 1m from 6m to 5m. 12 Ancren Close Ferring - <i>Object</i></p> <p>PE/00598/22 Notice of Intention under the Electronic Communications Code (Conditions And Restrictions) Regulations (2003) to install an additional 2 cabinets on Concrete foundations and ancillary works. (E: 510106 N: 101827) Ferring Pumping Station Amberley Drive/Marine Drive Ferring – <i>No Comment</i></p> | |
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| | <p>FG/136/22/DOC</p> <p>Approval of details reserved by condition imposed under ref FG/50/21/PL relating to Condition No 2 - 1 electric vehicle charging point per dwelling.</p> <p>Paddock House 44 Ferringham Lane Ferring – <i>No Comment</i></p> | |
| 7 | <p>Planning Application Notification SDNP/22/03627/FUL (<i>comment by 8th September</i>)</p> <p>Woodlands Cottage Titnore Lane Pot Lane Ferring Worthing West Sussex</p> <p>Change of use of former stables to provide ancillary residential accommodation</p> <p>No objections raised. Request Clerk to respond to SDNP Authority thanking them for the consultation opportunity but that FPC have no comments on this application.</p> | |
| 8 | <p>Eastern Arun Parishes Liaison Group</p> <p>The Chairman advised that local parishes will consider the Lansdowne Nursery development proposal (FG/124/22/PL) and that the Ferring Conservation Group / ProGaps Alliance have submitted a joint objection statement to ADC and the Littlehampton Gazette – a copy has been circulated to committee members for information.</p> <p>To note current appeals</p> <p>APP/C3810/W/22/3301932, A/45/22/PL: Erection Of 167 No New Homes In A Mix Of 1-4 Bedroom Properties (2-4 Bedroom Homes And 1 Bedroom Apartments), With Associated Landscaping, Parking, Open Space, Play Areas, Construction Of A New Vehicular Access From Golfers Lane And All Other Associated Development Works (Resubmission Following A/129/21/PI). Rustington Golf Centre Golfers Lane Angmering</p> <p>APP/C3810/W/22/3298192, A/129/21/PL Erection Of 191 New Homes In A Mix Of 1 To 4 Bedroom Dwellings And 1 Bedroom Apartments, With Associated Landscaping, Parking, Open Space, Play Areas, Construction Of A New Access From Golfers Lane, And All Other Associated Works. Rustington Golf Centre Golfers Lane Angmering</p> <p>The Chairman advised the committee that a case management conference had been held by the appeal inspector in which the main issues were agreed. These were primarily</p> <ul style="list-style-type: none"> - the effect of the character and appearance of the area - accessibility to services and facilities including highway safety - loss of sports facilities - effect on biodiversity with particular reference to bats. | |

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| | It was also noted that a scheme for an archaeological evaluation of the Roundstone Farm development site (south of the A259 by the Roundstone by-pass roundabout) is under way following a successful appeal by the developers (Redrow). | |
| 9 | All about Ferring Magazine There is nothing to mention. | |
| 10 | Urgent matters arising, since the preparation of this Agenda & Items to be referred to next Agenda There was nothing to mention | |
| 11 | Date of Next Meeting Monday 26 th September 2022 Meeting closed at 7.30pm The Clerk was absent from the meeting due to sickness. Councillor Stephen Abbott kindly took the notes that formed the minutes. | |
| | Minutes approved Chairman Date | |