



EAST PRESTON PARISH COUNCIL

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4th August 2023

Dear Councillor and Parishioners

PLANNING AND LICENSING COMMITTEE

NOTICE IS HEREBY GIVEN AND COUNCILLORS ARE SUMMONED to a Meeting of the above Committee to be held on **Monday, 14th August 2023** at East Preston Infant School, Lashmar Road, East Preston commencing at **18:00**.

The Public has the right to attend; however, numbers are currently limited and attendance should be booked in advance. Please call the Council Office before midday on the day of the meeting to book a space.

Yours sincerely

Simon Cross
Clerk to the Council

To: All Members of the Planning and Licensing Committee.

AGENDA

1. Introductions.
2. Members and Officers are reminded to make any Declarations of Personal and/or Prejudicial Interests that they may have in relation to items on this Agenda.

Notice should be given at this part of the Meeting of any intended Declaration. The nature of the interest should then be declared later at the commencement of the item or when the interest becomes apparent. If the interest is Prejudicial, the Member should state whether he or she will be exercising the right to speak on the Application.

3. A **Public Question Time** of up to fifteen minutes.

Note: This Question Time is the only opportunity at which "Members of the public may make representations, answer questions and give evidence at a meeting which they are entitled to attend in respect of the business on the agenda." (Standing Order 3e)

Each “member of the public shall not speak for more than three minutes.” (Standing Order 3g)

Members of the public are respectfully asked to identify themselves clearly when they begin to speak and not to talk during the rest of the meeting unless invited to do so by the Chairman of the Council. Comments about Planning Applications at Agenda Item 5 below will be heard then.

4. To consider Planning Applications on the Weekly List of Statutory Notices received from Arun District Council (ADC). (The running order of this item may change at the discretion of the Chairman in order to accommodate any members of the public in attendance.)

Observations by 17th August 2023

EP/87/23/T 1 No. Sycamore (T1) crown reduction to a height of 12m and spread of 5m
7 Woodbridge Park, East Preston, BN16 1NL

Observations by 24th August 2023

EP/89/23/PL Replace existing floodlights with 36 No. new floodlights. This application is in CIL Zone 4 (zero-rated) as other development
Angmering-on-Sea Lawn Tennis Club, Homelands Avenue, East Preston, BN16 1PS

Observations by 1st September 2023

EP/88/23/T 1 No. Copper Beech (T1) Northern radial spread reduction to 5.5m, Easterly radial spread reduction to 5m, Southerly radial spread reduction to 4.5m, Westerly radial spread reduction to 4.5m, crown raise to 4.5m over the highway / 4m from floor level, crown thin by 15 % and removal of dead wood
6 Woodbridge Park, East Preston, BN16 1NL

5. To note Planning Applications for which neighbouring local councils have sought our assistance.

None

6. To consider Planning Applications received from West Sussex County Council (WSCC).

None

7. To consider Licensing Applications received from Arun District Council (ADC) or West Sussex County Council (WSCC).

None

8. To approve the Minutes of the Meeting held on 24th July 2023.

9. To receive an update on any matters from previous meetings.

10. To note advice of Decisions made by Arun District Council (ADC).

* denotes Applications against which the council raised objections

EP/55/23/HH Proposed two storey extension and catslide...
8 Myrtle Grove, East Preston

Approved subject to Conditions (Delegated Powers)

EP/60/23/HH * Removal of existing hung tiles and battens to be replaced with James Hardie Plant Cedar...
4 Nursery Close, East Preston

Approved subject to Conditions (Delegated Powers)

EP/63/23/PL	Separation of factory into 2 self-contained units... Workshop and Premises, Station Road, East Preston	Approved subject to Conditions (Delegated Powers)
EP/66/23/CLP	Lawful development certificate for a proposed single storey rear extension... 92 Sea Road, East Preston	Planning Permission not required (Delegated Powers)
EP/68/23/HH	Proposed ground and first floor extensions... 15 Michel Grove, East Preston	Approved subject to Conditions (Delegated Powers)
EP/69/23/PL	Replacement of the communal access door set with a level access door set... 48 St Mary's Drive, East Preston	Approved subject to Conditions (Delegated Powers)
EP/73/23/CLP	Lawful development certification for a proposed single storey rear extension... 35 Vermont Drive, East Preston	Planning Permission Required (Delegated Powers)
EP/75/23/ PDH	Notification under extended permitted development rights for a single storey rear extension... 131 Roundstone Drive, East Preston	Prior Approval Not Required (Delegated Powers)
EP/91/23/NMA	Non material amendment [...] to have the windows and doors finished in Anthracite... West House, South Strand, East Preston	Approved (Delegated Powers)

11. To note any compliance matters.

ENF/51/22 (03/03/22)	Alleged Unauthorised Outbuildings [REDACTED]
ENF/214/22 (07/22)	Alleged Unauthorised Single Storey Extension [REDACTED]
ENF/228/22 (07/22)	Alleged notifiable works in respect of balcony change of wood to glass fenestration [REDACTED]
ENF/203/23 (07/23)	Alleged unauthorised outbuilding [REDACTED]

12. To note any Planning Inspectorate appeal updates.

C3810/W/22/3313857 (start date – 01/06/23)	3 No Stables and a barn. Land east of Kingston House, Kingston Lane, Kingston, BN16 1RP (K/22/22/PL)
C3810/W/23/3323939 (start date – 31/07/23)	Demolition of existing buildings and erection of 70 No. dwellings... Lansdowne Nursery, The Barn, Littlehampton Road, Ferring, BN12 6PB (FG/124/22/PL)

13. To consider any matters related to the East Preston Neighbourhood Plan:
a) to agree to recommend to the Steering Group it applies for a Neighbourhood Planning Grant.

14. To receive any update on the Areas of Special Character in East Preston.

15. To note and/or consider the following correspondence:
 - a) any urgent correspondence received since the publication of this Agenda;
 - b) West Sussex County Council – *West Sussex Minerals & Waste Planning Policy: Summer Update*.

16. New items to be referred to the next meeting (Tuesday 29th August, 18:00).

This meeting is open to the public. Members of the public are asked to be present five minutes before the start of the meeting.

Committee members are reminded the first full meeting of the Neighbourhood Plan Review group will take place at 19:00 after this meeting.