



EAST PRESTON PARISH COUNCIL

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PLANNING AND LICENSING COMMITTEE

MINUTES: of the Committee Meeting held on Tuesday, 28th August 2018 at Council Office, Sea Road, East Preston at 10:00hrs

MEMBERS Councillors E Linton, G Mathias (Chairman), S Toney and S Wilkinson

PRESENT:

ALSO: Clerk to the Council, Simon Cross

Mr Sawers, East Preston & Kingston Preservation Society

ABSENT: Councillors C Bowman and D Moore

The meeting opened at 10:05. Cllr Mathias welcomed everyone to the meeting.

591/18 APOLOGIES AND REASONS FOR ABSENCE

An apology and a reason for absence were received from Cllr Bowman (holiday) and Cllr Moore (unavailable).

592/18 PERSONAL AND/OR PREJUDICIAL/PECUNIARY INTERESTS

No Interests were declared.

593/18 PUBLIC SESSION

No members of the public were present.

594/18 ARUN DISTRICT COUNCIL (ADC) PLANNING APPLICATIONS

The committee considered the following Planning Applications:

Observations by 7th September 2018

EP/111/18/PL Remodel the existing dwelling into 4 No. self contained units
56 St Mary's Drive, East Preston BN16 1JB

Mr Sawers said the Preservation Society would not be objecting to this Application.

The council had received no public representations about this Application.

The Clerk stated he had asked the Planning Officer on 7th August asking whether there would also be a Change of Use needed for this Application but had received no response.

The committee AGREED unanimously not to raise any objections to this proposal.

Observations by 14th September 2018

None

Observations by 20th September 2018

EP/120/18/PL Change of use of boat store & sail loft (Sui Generis) to 1 No. dwelling (C3 Dwelling house)
The Loft, 131A Sea Road, East Preston BN16 1PD

Mr Sawers said the Preservation Society would not be objecting to this Application. Mrs Vos had written to the Clerk with some concerns about misquoting of policies within the Planning, Design and Access Statement.

The council had received no public representations about this Application.

The committee AGREED to object to this Application on the grounds it did not see what had changed to make Condition 4 of the original Planning Permission, EP/139/03 – “The building shall be used as a boat store/sail loft in connection with the Caravan Park, Sea Road, East Preston only and for no other purpose” – no longer applicable.

The committee AGREED District Cllrs Bower and Chapman should be encouraged to support the council’s objections to this Application.

595/18 WEST SUSSEX COUNTY COUNCIL (WSSC) PLANNING APPLICATIONS

There were no Planning Applications to consider.

596/18 LICENSING APPLICATIONS

There were no licensing applications to consider.

597/18 MINUTES OF THE MEETING HELD ON 13TH AUGUST 2018

The draft Minutes had been circulated to all councillors on 16th August.

The committee AGREED the Minutes could be signed as a true record of the meeting held on 13th August. This action was duly completed by the Chairman.

598/18 MATTERS ARISING FROM PREVIOUS MEETINGS

Minute 542/18 – Correspondence – the Clerk advised he had written to Neil Crowther, ADC Group Head of Planning, asking him to consider amending the letter sent to applicants informing them their Planning Application had been validated to include the suggestion the Applicant contacted the appropriate town or parish council to find out when that council would be considering its response to the Application. To date, the Clerk had received no reply.

599/18 RECENT DECISIONS

* denotes Application against which the council raised objections

EP/90/18/HH Side conservatory
Sun Ray Cottage, 50 Sea Road, East Preston
Approved subject to Conditions (Delegated)

EP/93/18/PL Variation of condition 2...
9 Nursery Close, East Preston
Approved subject to Conditions (Delegated)

600/18 COMPLIANCE MATTERS

ENF/110/18 Alleged unauthorised non compliance with approved plans
3 The Street, East Preston, BN16 1JJ

ENF/153/18 Alleged unauthorised breach of condition
131a Sea Road, East Preston, BN16 1PD

“This is a courtesy update to advise that the submission of a planning application is currently pending the completion of a flood risk assessment. Once this is completed & submitted I will contact you again.” (letter dated 26th July)

601/18 PLANNING INSPECTORATE APPEALS

3195910 1 No. dwelling with associated car parking, dropped kerb access & planting
20 Lashmar Road, East Preston
“An appeal against the non determination of the above application by Arun District council, has been made to the Secretary of State.” (email from ADC dated 5th July)

The Clerk advised no Decision Date had been shown on the Planning Inspectorate website when he last looked.

602/18 EAST PRESTON NEIGHBOURHOOD PLAN (EPNP)

Nothing to report.

603/18 AREAS OF SPECIAL CHARACTER

The Clerk stated the 14:00 meeting with Martyn White on Tuesday, 18th September had been moved forward to 13:30. Cllr Wilkinson added himself to the list of attendees.

604/18 CORRESPONDENCE – ADC PLANNING PEER REVIEW

Prior to the meeting the Clerk had circulated the Planning Peer Review recently conducted on ADC Planning and the covering email from Karl Roberts, Director of Place. Mr Sawers said the Review was fairly damning in its comments upon how the Planning Department is managed, citing low morale, high turnover of staff and silo working as major concerns. Cllr Mathias added his own concern the Review seemed to suggest the Planning Department should concentrate on how it handled major developments, leaving smaller developments – which potentially were equally harmful locally – to their devices. The committee AGREED unanimously the Clerk should write to District Cllr Bower with some questions it would like to ask ADC.

605/18 NEW MATTERS FOR THE NEXT MEETING (10TH SEPTEMBER)

The meeting will take place at 17:00 at the Infant School, allowing the Chairman of the Council and the Clerk to attend a meeting of The Friends of St Mary’s called for 18:30 that evening.

The Meeting closed at 10:41.

Chairman: *Cllr Glyn Mathias* Date: **24th September 2018**