DRAFT & UNCONFIRMED

LANCING PARISH COUNCIL

Minutes of the Meeting of the Planning Advisory Committee held on Wednesday 7th April 2010 at 7.00pm

Present: **Chairman:** Cllr. Richard Burt

Councillors: Ann Bridges, Brenda Collard, Mary Hamblin, Fred Lewis, Steve Martin & Lorna Reed

In attendance; Colin Hunt, Clerk to the Council

The Chairman opened the meeting and welcomed the members of the public present.

181. Apologies.

Apologies were received and accepted from Cllrs Kim Bonnett & Morgan Nahid

182. Declaration of Substitute Members.

Cllr Steve Martin was substituting for Cllr Kim Bonnett.

183. Declaration of Interest.

The following Members declared interests:-

Cllr Ann Bridges - planning applications ADC /0077/10, ADC/0097/10, and ADC/0098/10 as a Ward Councillor.

Cllr Brenda Collard - planning applications ADC /0071/10 and ADC/0091/10 as a Ward Councillor.

Cllr Mary Hamblin - planning applications ADC /0077/10, ADC/0097/10, and ADC/0098/10 as a Ward Councillor.

Cllr Fred Lewis - planning applications ADC /0077/10, ADC/0097/10, and ADC/0098/10 as a Ward Councillor.

Cllr Steve Martin - planning application ADC /0076/10 as a Ward Councillor.

Cllr Richard Burt - planning applications ADC /0071/10 and ADC/0091/10 as a Ward Councillor.

184. Minutes of the previous meeting

The minutes of the previous meeting held on 17th March 2010 were approved as a true and accurate record.

Cllr Martin enquired if there had been any information relating to the Council's representations in relation to the Queens Parade development. The

Chair advised Cllr Martin that according to sources the planning application had been withdrawn.

There were no other matters arising.

185. Public Forum and Questions.

Ms Francis Smith of Shopsdam Road spoke about the re-submitted application for development in Shopsdam Road, ADC/0098/10. Ms Smith, who previously spoke on this subject at the Planning and Advisory Committee meeting on 20th January, still considered this to be gross overdevelopment.

Ms Smith referred to the change of car parking arrangements from the rear to the front and was concerned that vehicles would be unable to manoeuvre on Shopsdam Road. Ms. Smith was also concerned about her privacy as the decking which would protrude at a high level and overlook her bedroom and living room.

Ms Smith produced more photographs of the road which had deteriorated further since she last spoke to Committee.

The excavated rear section was another area of her concern as this area had been in-filled with imported material and the water table was extremely high which made the ground unstable.

The Chair thanked Ms Smith for her comments.

Cllr Lorna Reed arrived at this time.

186. Determination of Planning Applications.

Councillors Richard Burt Fred Lewis advised this meeting that they would be on the District Council's Planning Committee when it makes its final decision on the planning applications being considered by the Parish Council. Therefore, any decisions made at this meeting will be reconsidered by them afresh and with an open mind at the meeting of the District Council.

After discussion, it was RESOLVED that:-

Application number	Location	Proposal	Committee decision
ADC/0071/10	10 Abbots Way Lancing West Sussex BN15 9DH	Single-storey side extension (including garage and conservatory) projecting at front and rear	No objection
ADC/0073/10	Church Farm Coombes Road Coombes West Sussex	Demolition of existing general purpose agricultural building and replacement with larger building for same purpose	No objection
ADC/0075/10	14 Manor Close Lancing West Sussex BN15 0QY	Amendment to ADC/0469/09 to enlarge the front dormer window	No objection
ADC/0076/10	27 Leconfield Road Lancing West Sussex BN15 9JB	Detached garage in rear garden	Object to the application as Committee considered this to be overly large and would have a detrimental impact on street scene of Myrtle Crescent at the rear.
ADC/0077/10	6 Hazelwood Lodge Penhill Road Lancing West Sussex BN15 8HB	Replacement of existing wooden windows to lounge and kitchen with brown UPVC	No objection
ADC/0091/10	4 Monks Close Lancing West Sussex BN15 9DD	Two-storey hip-roofed east side extension and subdivision into 2 semi-detached houses (one three-bedroom and one two-bedroom)	Committee was concerned that the proposed internal dimensions were below the Good Practice Guidance on space standards.
ADC/0097/10	51 Cecil Road Lancing West Sussex BN15 8HP	Alterations to entrance, including new steps and landing, to accommodate stairlift	No objection
ADC/0098/10	Overstrand Shopsdam Road Lancing West Sussex BN15 8ES	Demolish existing house and erect 4 four-bedroom houses (each with rear balconies and 2 parking spaces)	Committee still considered this to be a massive overdevelopment of the site and was interested to hear of WSCC's comments regarding access and the additional traffic and service vehicle movements that would be generated.

187. Determination of Applications the Council Wishes to Make Representations on to the District Council.

Cllr Ann Bridges will represent the Council in respect to planning application ADC/0098/10 – Shopsdam Road development.

188. Correspondence received.

188.1 An email from ADC regarding foundations for comments made in relation to ADC/0068/10, Recycling Area, New Monks Farm, Mash Barn Lane, Lancing, was attached to the agenda.

In view of the recent information tendered by ADC in relation to the controls introduced by the operators of the site, the Committee retracted its original objection to the application. Committee were however interested to learn of the number of vehicles which left the site loaded with product from the transfer station.

189. Clerks Report(s).

There were no reports

190. Any Other Urgent Business (Agreed with the Chairman in Advance).

There was no other urgent business

The meeting closed at 7:35 pm

Colin Hunt
Clerk to the Council
8th April 2010

Signed Chairman
Date