

DRAFT SUBJECT TO THE APPROVAL OF MAIN COUNCIL 6TH OCTOBER 2020.

**FELPHAM PARISH COUNCIL
MINUTES OF THE VIRTUAL MEETING OF THE PLANNING & LICENCING ADVISORY
COMMITTEE & NEIGHBOURHOOD PLAN COMMITTEE
on Tuesday 8th September 2020 at 6.15 p.m.**

PRESENT: Councillors: G Hewlett, G Matthews, Mrs M Harvey, M Harvey, G Grundy, Miss A Barker, Mrs G Moss, P English & D Smart.

Councillor K Watson were also in attendance in the public gallery.

PL 43. APOLOGIES FOR ABSENCE:

Councillor Mrs J Wild.

There were no other apologies received.

PL 44. ABSENCES WITHOUT APOLOGIES:

There were no absences without apology.

PL 45. DECLARATIONS OF INTEREST:

There were no declarations of interest:

PL 46. QUESTION TIME:

There were no members of the public present, therefore no questions or comments were raised.

PL 47. TO RECEIVE THE MINUTES OF THE PLANNING & LICENCE ADVISORY COMMITTEE AND THE NEIGHBOURHOOD PLAN COMMITTEE MEETING HELD ON 11TH AUGUST 2020:

The minutes of the meeting held on the 11th August 2020 were **APPROVED** as a true and accurate record and these minutes were ratified at the Main Council meeting – 1st September 2020.

PL 48. MATTERS ARISING:

There were no matters arising.

PL 49. CORRESPONDENCE:

(i) Members noted that the following applications had been **approved** by Arun District Council since the last meeting:

- **FP/16/20/T** – 16 Coniston Close, Felpham PO22 8ND – Crown lift (removal/reduction of low branches) to achieve a maximum of 6 metres overhead clearance above property 44 Wood Hill Way. Reduce/remove branches as necessary to achieve a maximum of 2 metres clearance from house and garage structures.
- **FP/94/20/HH** – 16 Westmorland Drive, Felpham PO22 8LX – Removal of existing side porch & rear conservatory & erection of single storey side & rear extension.
- **FP/99/20/CLP** – Cheval De Mer, 3 Culver Road, Felpham PO22 7EF – Lawful development certificate for the addition of a side dormer to the roof on the west elevation of the dwellinghouse and removal of a small section of the existing false mansard on the rear elevation of the ground floor annexe to provide access to the existing flat roof.
- **FP/108/20/HH** – 26 Roundle Avenue, Felpham PO22 8LL – Two storey extension to the South elevation with pitched barn hip roof, small dormer to North Elevation. ***FPC Objected – unclear that there was 1m from boundary.***
- **FP/110/20/PL** – 82 Felpham Road, Felpham PO22 7NZ – Re-fenestration of shop front. This application may affect the character & appearance of the Felpham Conservation Area. This application is in CIL Zone 4 (Zero Rated) as 'other development'.
- **FP/111/20/HH** – 17 First Avenue, Felpham PO22 7LG – Side extension and replacement garage roof including conversion of garage to habitable use.

FPC's comments were in agreement with ADC's decisions regarding the above applications – with the exception of FP/108/20/HH.

(ii) Members noted that there was 1 application that had been **refused** by Arun District Council since the last meeting:

- **FP/102/20/HH** – 2 Westmoreland Drive, Felpham PO22 8LX – 2 storey side extension. ***FPC – no objection.***

(iii) Members noted that there was 1 application that had been **withdrawn** by the applicant since the last meeting.

- **FP/103/20/T** – 48 Gateway Lodge, Felpham Road, Felpham PO22 7NS – Grid ref: 494840 99706 – Tree – Reduce southern branch length of 1 No. Bay Tree T1 to 1m. ***FPC – no objection.***

(iv) Members noted that there had been an appeal to the Secretary of State received regarding refused application:

- **FP/61/20/PL** – 10 Felpham Gardens, Felpham PO22 8QS – Demolition of 1 No. house & erection of 2 No. Chalet style dwellings with garaging & car parking (resubmission following FP/274/18/PL). **FPC – No objection.**

PL 50. AGENDA ITEMS FOR NEXT JWAAC MEETING:

The Clerk had reported that he had received notification of a proposed October meeting, no date had been confirmed yet.

No agenda items were proposed.

PL 51. PLANNING APPLICATIONS:

Application Number	Address	Planning Application	FPC Decision/Comments
FP/132/20/PL	3 Mid Acre Close, Felpham PO22 8JU Grid ref: 495208 100813	Change of use from land at golf course (D2 Assembly or Leisure) to garden land in connection with dwelling. This application is in CIL Zone 4 (Zero Rated as 'other development'.	No objection.
FP/135/20/CLP	31 Hinde Road, Felpham PO22 7QJ	Lawful development certificate for proposed external cladding and new roof tiles.	No objection.
FP/139/20/HH	21 Middleton Road, Felpham PO22 6BL Grid ref: 496275 100328	Part single storey & 2 storey rear extension, side first floor roof & front porch extension.	No objection.
FP/142/20/T	8 Ceres Place, Felpham PO22 7RG Grid ref: 496771 99864	Fell 1 No. Sycamore (T1).	Objection – Tree Warden advises tree only needs lopping and trimming as appears healthy and felling is not necessary.
FP/145/20/HH	17 Glynde Crescent, Felpham	Removal of existing front porch and erection of	Objection – not in keeping with the street scene.

	PO22 8HT Grid ref: 495252 100269	single storey front extension.	
FP/149/20/NMA	107 Felpham Way, Felpham PO22 8QB	Increase in height of the roof ridge of secondary element to match the existing main roof structure.	No objection.
FP/152/20/HH	8 Burley Road, Felpham PO22 7NF Grid ref: 496625 99770	Rear extension.	No objection.
FP/153/20/NMA	28 Sea Drive, Felpham PO22 7NE	Non material amendment following grant of FP/205/18/HH for addition of window on east elevation.	Objection – glass should be obscure glass and not clear.

PL 52. PLANNING APPLICATIONS RECEIVED AFTER PUBLISHED AGENDA:

- **FP/141/20/PDH** – 7 Roundle Square, Felpham PO22 8LA – Notification under extended permitted development rights for a single storey rear extension with false pitch roof and atrium, measuring 3.5m from beyond the rear wall of the original dwelling house, with maximum height of 3.5m and eaves height of 2.5m. (Rules, known as ‘permitted development’ rights, allow you to extend a house without needing to apply for planning permission if specific limitations and conditions are met. If you want to exceed these, then it is likely that an application for householder planning permission will be required). **No objection.**
- **FP/156/20/HH** – 3 Sarisbury Close, Felpham – Extension to Porch with pitched roof and conversion of garage to habitable use. **No objection.**
- **FP/159/20/PDH** – 36 Blackthorn Avenue, Felpham PO22 8GA – Notification under extended permitted development rights for a single storey brick rear extension under flat roof measuring 4.09m from beyond the rear wall of the original dwelling house, with maximum height of 3m and eaves height of 2.65m. **No objection.**
- **FP/163/20/PDH** – 5 Somerton Green, Felpham PO22 8EZ – Notification under extended permitted development rights for a single storey flat roof rear extension measuring 6m from beyond the rear wall of the original dwelling house, with maximum height of 2.95m and eaves height of 2.95m. **Objection – lack of information on plans provided, unable to make a decision.**

PL 53. NEIGHBOURHOOD PLAN AND DESIGN GUIDE REVIEW:

The Clerk advised that there was nothing new to report under this agenda item.

PL 54. MATTERS OF URGENT PUBLIC IMPORTANCE (with the prior consent of the Chairman):

There were no matters of urgent public importance.

PL 55. BUSINESS AT CHAIRMAN'S DISCRETION:

There was no business at the Chairman's discretion.

PL 56. DATE OF NEXT MEETING: Tuesday 13th October 2020 at 6:15pm

The meeting closed at 6.59pm

Signed.....

Date.....