

**FELPHAM PARISH COUNCIL
MINUTES OF THE MEETING OF THE PLANNING & LICENCING ADVISORY COMMITTEE &
NEIGHBOURHOOD PLAN COMMITTEE
on Tuesday 23rd May 2023 at 6.15 p.m.**

PRESENT: Councillors: Bob Budd, Tom Harty, Graham Page, Rick Parker

Councillor Bob Budd nominated Councillor Glen Hewlett as Chair of the Planning Committee, and this was seconded by Councillor Graham Page and unanimously agreed. Councillor Rick Parker nominated Councillor Graham Page to chair the meeting and as Vice Chair of the Planning Committee. This was seconded by Councillor Tom Harty and unanimously agreed.

This decision will be agreed and ratified at Main Council on 6th June 2023.

PL 1. APOLOGIES FOR ABSENCE:

Councillor Glen Hewlett, Councillor Russ Marsden-Sear.

PL 2. ABSENCES WITHOUT APOLOGIES:

None

PL 3. DECLARATIONS OF INTEREST:

There were no declarations of interest at the outset of the meeting.

PL 4. QUESTION TIME:

There were no members of the public present. No questions or issues were raised.

PL 5. CLERK'S REPORT:

Attached to minutes.

Councillors discussed a possible change to meeting nights and councillors agreed that the Planning Committee would support this proposal, which will now be added to the Main Council agenda.

PL 6. CORRESPONDENCE:

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

- FP/15/23/HH - First floor rear extension - 9 Somerton Green, Felpham
- FP/21/23/HH - Single storey rear extensions and entrance porch. Cladding to all external walls and existing roof re-tiled - 7 Felpham Gardens, Felpham
- FP/226/22/HH - Single storey rear extension, loft conversion, rooflight to front elevation and porch - 9 Castlereagh Green, Felpham
- FP/30/23/T - 1 No. Sycamore (T1) - Reduce crown to a finished height and spread of 7m and 2m respectively - 2 The Midway, Felpham
- FP/24/23/HH - First floor side extension over existing single storey extension - 4 Ferndown Gardens, Felpham
- FP/25/23/HH - Construction of single storey side/rear extension and front porch - 16 Bridger Close, Felpham
- FP/27/23/HH - Single storey side and rear extension including conversion of garage to habitable use following the demolition of existing rear conservatory - 12 South Drive, Felpham
- FP/33/23/T - 1 No. Lime tree (T1) to be reduced to a crown height of approx 20m and spread of 10m and removing all new growth - 15 Manor Copse, Felpham
- FP/23/23/HH - Single storey rear extension, erection of porch to front elevation and addition of Cedral Lap weather boarding to front and side elevations - 2 Sea Drive, Felpham
- FP/32/23/HH - Creation of new storey, front porch and rear extension, following demolition of existing single storey porch and rear extension - 66 Limmer Lane, Felpham

(ii) Members noted that no applications had been **refused** by Arun District Council since the last meeting.

(iii) Members noted that no applications had been **withdrawn** since the last meeting:

PL 7. PLANNING APPLICATIONS:

FP/59/23/T	23 Normans Drive Felpham PO22 8LW	Fell 1 No. Ash tree (T1).	Tree Warden's comment: This application to fell an ash is appropriate given that the tree has clear signs of disease and decay. There are large cavities in the main trunk which show that the heartwood has decayed means that its structural integrity has been compromised and it is therefore unsafe. No objection.
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FP/60/23/T	19 Hedgerow Close Felpham PO22 8BP	1 No. Oak Tree (T1) crown reduction to previous points on the north/east aspects by 1.5 m leaving a radial spread of 8-10 m.	Tree Warden's comment: This application requests a crown reduction to the north/east aspects of an established oak, back to the previous reduction points, leaving a radial spread of 8-10m. This request seems reasonable and having spoken to the client, would allow for more light into their garden and allow the tree to remain in a managed state – particularly given its location in a built-up residential area. No objection
FP/62/23/HH	31 Downview Road Felpham PO22 8HQ	Single storey rear extension, replace front window with door following the removal of side door and demolition of existing rear extension	No objection
FP/67/23/HH	23 Middleton Road Felpham PO22 6BL	Erection of double garage	OBJECT: There are no dimensions shown on the drawing but it would appear that the ridge height is 5.8m and not the permitted 4m if within 2m of the boundary. This would create a negative impact on the street scene.
FP/66/23/NMA	23 Middleton Road Felpham PO22 6BL	Non-material amendment following grant of FP/28/20/HH to change front extension roof to dummy pitched roof, extend roof over oak posts on brick bases and decrease width of sidelights to front door.	No objection
FP/64/23/NMA	63 Downview Road	Non-material amendment following grant of	No objection

	Felpham PO22 8JA	FP/232/21/HH for 2 No. high level window frames in the south elevation.	
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PL 8. PLANNING APPLICATIONS RECEIVED AFTER PUBLISHED AGENDA:

FP/73/23/HH	12 The Crescent Felpham PO22 7HB	Replacement of existing front elevation dormer with larger dormer.	No objection
FP/70/23/PL	19 Pennyfields Felpham PO22 6BN	Variation of condition following FP/198/21/HH relating to Condition No. 3 - colour of cladding.	Deferred to next meeting
FP/74/23/TC	Fernbank Cottage Waterloo Road Felpham PO22 7EH	1 No. Bay Tree (T1) height reduction to 7m and spread reduction to 6m in the Felpham Conservation Area.	Deferred to next meeting
FP/75/23/HH	14 Davenport Road Felpham PO22 7JR	Installation of pre-cast concrete external staircase for access from existing first- floor balcony to garden.	Deferred to next meeting

PL 9. BOGNOR REGIS GOLF CLUB

Councillors discussed the application and Felpham Parish Council objections.

PL 10. MATTERS OF URGENT PUBLIC IMPORTANCE (with the prior consent of the Chairman):

None

PL 11. BUSINESS AT CHAIRMAN'S DISCRETION:

None

DATE OF NEXT MEETING: Tuesday 13th June 2023 18:15

The meeting closed at 6.35 pm.

Signed.....

Date.....

**PLANNING & LICENCING ADVISORY COMMITTEE & NEIGHBOURHOOD PLAN
COMMITTEE**

Clerk's Report May 2023

Details of Previous Planning Application decisions:

<u>FP/44/23/T</u>	12 Bala Crescent, Felpham, PO22 8LY	1 No. Ash Tree (T1) re-pollard back to previous pollard points leaving the height at 12m and spread at 10m. 1 No. Oak Tree (T2) re-pollard back to previous points leaving the height at 12m and spread at 10m.	No objection
<u>FP/41/23/PO</u>	32 New Barn Lane Felpham PO22 8LN	Single storey side extension to replace existing sun room and replacement of window on South elevation with patio doors	No objection
<u>FP/51/23/HH</u>	73 Outerwyke Road Felpham PO22 8LR	Removal of garage and construction of single-storey side extension and front porch.	No objection
<u>FP/53/23/HH</u>	132 Flansham Lane Felpham PO22 6BB	Single storey front extension and two storey side extension	OBJECT: Two storey side extension is within 600mm of boundary fence (no:130) and is in conflict with ADC policy of at least 1000mm gap. Extension has no overlooking windows but will be overbearing and not in keeping with neighbouring properties. Front extension is in effect a porch and has little or no impact.
<u>FP/54/23/HH</u>	116 Limmer Lane Felpham PO22 7LP	Proposed entrance lobby and conservatory, replacement of garage and lobby roof and South facing balcony.	No objection
<u>FP/55/23/HH</u>	32 New Barn Lane Felpham PO22 8LN	Single storey side extension to replace existing sun room and replacement of window on South elevation with patio doors.	No objection

Outerwyke Farmhouse

Sent: Wednesday, May 3, 2023 7:45 AM

To: Nicola Meaney <N.Meaney@felphampc.gov.uk>

Subject: ENF/395/22 - Outerwyke Farmhouse, 55 Felpham Way

Dear Ms Meaney

I write to advise that the above enforcement matter has now been investigated and no breach of planning control has been identified.

The listed wall appears to have been damaged by accident and not by intention. In the absence of intentional action to demolish the wall no breach of planning control has been identified. As such the case will now be closed.

Kind regards

Possible Change in Meeting Nights

To move Finance and Administration to 6.15pm on first Tuesday of month, followed by Main Council at 7pm.

Planning, Allotments and Projects to meet on second Tuesday of month at 6pm, 6.45pm and 7.30pm.