

**MINUTES OF THE PLANNING, AMENITIES & ENVIRONMENT COMMITTEE  
OF BERSTED PARISH COUNCIL  
HELD AT 19:00 ON TUESDAY 4<sup>th</sup> SEPTEMBER 2018  
AT BERSTED JUBILEE HALL, CHALCRAFT LANE**

**Present:** Cllrs. D. Meagher, Miss W. Kapp, J. Spencer, P. Woodall and Mrs G. Yeates (Chairman).

In attendance: 0 members of the public  
Mrs S O'Connell (Deputy Clerk)

**18169 Apologies for Absence**

Cllrs Greenway (exam) and Knight (another meeting)  
Mrs Holcombe (Clerk) (another meeting)

**18170 Declarations of Interests**

None

**18171 Public Session**

None

**18172 Minutes of the Last Meeting 7<sup>th</sup> August 2018**

**RESOLVED** that the Minutes of the Meeting of 7<sup>th</sup> August 2018, having been circulated in advance, be taken as read and signed by the Chairman as a true record.

**18173 Matters Arising from the Minutes**

Minute 18143 – Cllr Spencer asked if the coaches would be parking in Rowan Way again. The Chichester Free School at Hunston is understood to be fully open for the new term, so this should not happen.

**18174 Planning Applications Received**

- a) App. No. BE/77/18/PL  
Site: Land west of New Barn Lane, Bersted  
Application: Erection of 10 dwellings and associated work  
**RESOLVED to make the following comment: OBJECT for the following:**  
Highway safety & traffic. The additional 10 houses will result in more traffic movements through New Barn Lane giving concern to the safety of residents there.
- b) App. No. BE/78/18/RES  
Site: Land west of New Barn lane Bersted  
Application: Approval of reserved matters following BE/142/15/OUT & BE/113/17/RES for up to 90 No. dwellings regarding layout, landscaping, appearance & scale  
**RESOLVED to make the following comment: OBJECT for the following:**  
Highway safety & traffic. The overall additional houses will result in more traffic movements through New Barn Lane giving concern to the safety of residents there.
- c) App. No. BE/81/18/PL  
Site: 324 Chichester Road, Bersted  
Application: Change of use of the property from dwelling house to mixed use dwelling house & attached building for the operation of a hairdressing business (A1) & retention of attached building.  
**RESOLVED to make the following comment: OBJECT for the following:**

Highway Safety & Traffic. Cars reversing onto a main road as there is insufficient space for vehicles to turn onsite. Also setting a precedent for A1 use in a residential area could lead to more intensive use in the future.

- d) App. No. BE/84/18/HH  
Site: 6 Violet Close, Bersted  
Application: Rear conservatory

**RESOLVED to make the following comment: NO OBJECTION**

- e) App. No. BE/89/18/HH  
Site: 40 Norbren Avenue, Bersted  
Application: Proposed Annex

**RESOLVED to make the following comment: OBJECT for the following:**

PPS 7 (Addendum): Residential Extensions and Alterations Annex A: Extensions and Alterations to provide for Ancillary Uses states that “Proposals of this nature should be designed in such a manner as to easily enable the extension to be later used as an integral part of the main residential property. Ancillary uses should provide limited accommodation and shared facilities, for example kitchens and be physically linked internally to the host property. Ancillary uses that could practically and viably operate on their own will not be acceptable” This application appears to fall in the category of an ancillary use that could viably operate on its own as a separate dwelling.

#### 18175 **Planning Decisions**

Members noted the list of decisions made by Arun DC a copy of which is appended to these Minutes.

#### 18176 **Non – Strategic Small Sites DPD and Neighbourhood Plan Methodology & Sustainability Appraisals Scoping Workshop**

Members looked at the technical advice note produced by Arun DC and agreed no further comments were needed.

The Workshop on 3<sup>rd</sup> October at Arun Council Chamber – Deputy Clerk and Cllr Mrs Yeates to attend and report back to members.

#### 18177 **Community Land Trusts (CLT)**

A meeting has been arranged for 16<sup>th</sup> October at 7pm with Sussex Community Housing Hub, where the public will also be invited to attend. Members asked for a press release and other avenues to be used to advertise the meeting.

**ACTION** the Deputy Clerk to arrange advertisement for the meeting.

#### 18178 **Buzz News Item**

Members agreed to include a paragraph about Community Land Trusts and the meeting arranged for 16<sup>th</sup> October.

**ACTION** the Deputy Clerk to write a paragraph for the October Buzz.

#### 18179 **Correspondence**

An email from Neil Crowther regarding Paper Planning Applications. From 1<sup>st</sup> October they will send out only hard copies of application drawings until 31<sup>st</sup> December. From 31<sup>st</sup> December they will only send out paper copy plans for large scale developments, reserved matters and new commercial floorspace. This will be monitored for 12 months. He welcomes any comments on the proposals.

2 Traffic Regulation Orders : –

North Bersted Street behind the Royal Oak will be closed for essential gas works.

Chichester Road – Bognor from the junction with Victoria Drive prohibited one way westbound to repair a gas leak.

**18180**      **Urgent Matters**  
None

There being no further business the Chairman closed the meeting at 20:14  
**Signed**..... **Committee Chairman**      **Date** .....

Subject to Ratification