

**MINUTES OF THE PLANNING, AMENITIES & ENVIRONMENT COMMITTEE  
OF BERSTED PARISH COUNCIL  
HELD AT 19:00 ON TUESDAY 5<sup>th</sup> JUNE 2018  
AT BERSTED JUBILEE HALL, CHALCRAFT LANE**

**Present:** Cllrs. C. Barratt, K. Greenway, Miss Kapp, B. Knight, D. Meagher, J. Spencer, and Mrs G. Yeates (Chairman).

In attendance: 1 member of the public

Mrs Holcombe (Clerk) and Mrs S O'Connell (Deputy Clerk)

**18049 Election of Committee Chairman**

One nomination had been received for Cllr. Mrs Yeates. Seconded by Cllr Spencer  
Cllr. Mrs Yeates was elected unopposed as Chairman.

**RESOLVED** that Cllr. Mrs Yeates was duly elected Chairman of Planning.

**18050 Election of Committee Vice Chairman**

One nomination had been received for Cllr Spencer. Seconded by Cllr Barratt.  
Cllr. Spencer was elected as Committee Vice Chairman.

**RESOLVED** that Cllr. Spencer was duly elected Vice Chairman of Planning

**18051 Apologies for Absence**

Cllr Dear

**18052 Declarations of Interests**

None

**18053 Public Session opened at 19:01**

Mr Thorne the applicant for BE/51/18/PL spoke to members about his application

**The Public Session closed at 19:05**

**18054 Minutes of the Last Meeting 1<sup>st</sup> May 2018**

**RESOLVED** that the Minutes of the Meeting of 1<sup>st</sup> May 2018, having been circulated in advance, be taken as read and signed by the Chairman as a true record.

**18055 Matters Arising from the Minutes**

None

**18056 Planning Applications Received**

- a) App. No. BE/42/18/PL  
Site: 43 Oldlands Way, Bersted  
Application: New vehicle access gate

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

- b) App. No. BE/50.18/A  
Site: Bognor Regis Retail park, Shripney Road, Bognor Regis  
Application: 1 No. non-illuminated replacement totem sign at north of site & 1 No. internally illuminated totem sign at east of site.

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

- c) App. No. BE/51/18/PL  
 Site: Springfields, Chichester Road, Bersted  
 Application: 1 No. dwelling. This application is a departure from the Development Plan.

**RESOLVED to make the following comment: - NO OBJECTION, subject to the results of the habitat report. Although outside the built up area boundary, members felt it would not adversely affect the character & appearance of the area.**

- d) App. No. BE/53/18/T  
 Site: New Era House, Oldlands Way, Bognor Regis  
 Application: Fell 4 No. Poplar Trees & pollard remaining Poplar trees to previous pruning points

**RESOLVED to make the following comment: - NO OBJECTION, but make the following comment that the felled trees are replaced if possible.**

- e) App. No. BE/55/18/PL  
 Site: Rear of 95-99 North Bersted Street, Bersted  
 Application: Erection of double garage (resubmission following BE/15/17/PL). This application affects the setting of a listed building & may affect the character & appearance of the North Bersted Conservation Area.

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

- f) App. No. BE/60/18/A  
 Site: Bersted Park, Chichester Road, Bersted  
 Application: 1 No. non-illuminated V-board sign and 2 No. Flag pole signs

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

#### 18057 **Planning Decisions**

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

#### 18058 **AL/44/18/RES**

The Deputy Clerk informed members that this application falls within Aldingbourne Parish, but the business units will affect Bersted as it is in the Enterprise Zone and access is via the Rolls Royce entrance.

Members considered the application.

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

**Highway safety & traffic - Condition 12 of the outline application states no B8 use but Unit 3 is B8 and will increase the vehicle trips on the local roads, Rowan Way - A259 and Shripney Road - A29. In conflict with Bersted Neighbourhood Development Plan Policy GA3.**

**Highways England have asked for additional surveys on the trunk roads and Bersted feels the same should be done by WSCC on the local road network.**

**Flood Risk – that the developer complies with the comments made by the Arun DC drainage engineer.**

#### 18059 **Community Land Trusts**

Cllr Mrs Yeates gave an outline of the project, which can be housing, or other community assets, such as local community shop, offices or public toilets. Cllr Mrs Yeates thought this is something Bersted may consider doing and that other local Parishes, such as Ford, Aldingbourne, Pagham and Angmering are already actively looking into the possibility of establishing Community Land Trusts. Consultants working for AiRS (Action in Rural Sussex) are liaising with some of these Councils already and would be willing to give an overview to our Councillors also. Members agreed that they would like to have someone talk to them about how they could work at a Planning Meeting in July or August.

**ACTION** the Clerk to contact AiRS, Pagham PC and a consultant to arrange a meeting in July or August.

**18060 Section 2 of the Neighbourhood Planning Act 2017, the Town & Country Planning Act 1990 and the Town & Country Planning (Development Management Procedure) (England) Order 2015.**

Members considered the contents of the letter and agreed that the Parish should be informed of any changes regardless of the size or intensity of a development. The Deputy Clerk to inform Arun DC of the Committees decision.

**RESOLVED** to comment that the Parish should be informed of any changes regardless of the size or intensity of a development.

**ACTION** the Deputy Clerk to inform Arun DC of the Committees decision.

**18061 Arun DC Planning peer Review – 6 – 8 June 2018**

The Deputy Clerk had previously circulated the email from Arun DC. Cllr Mrs Yeates will be attending this review on behalf of the Parish and asked if members had any issues they would like her to raise. Members felt that there were trust issues between the Parish and Arun DC, more coordination needed between WSCC and Arun DC and enforcement should be applied more. Cllr Mrs Yeates said she would put these comments to the review panel.

**18062 Focus Group Meetings**

Cllr Spencer informed members that the group met recently, that things were quiet at the moment and the next meeting was on 20<sup>th</sup> June at 7pm.

**18063 Correspondence**

An email from a senior planning officer at the Ministry of Housing, Communities and Local Government informing the Parish Council, that as an interested party in the 3 proposed planning applications P/140/16/OUT, P/134/16/OUT and P/6/17/OUT, the will no longer be tracking the progress of these applications as there has been no significant movement at Arun DC for over a year. The case will be closed from there records, but should any of the applications make progress in the future and they still require a call-in the Secretary of State will exercise his powers.

An email from Arun DC regarding the naming of roads on the Linden Homes site. Three names had been suggested as follows, Potters Way, Bowles Close and Whittaker Grove. Any comments on these names needs to be made by 12 June 2018.

**18064 Urgent Matters**

Cllr Knight asked that the Clerk contact WSCC highways regarding roots from Fir Trees outside 2 Sunningdale Gardens coming up through the pavement and being a hazard.

Cllr Spencer informed members that vehicles are still doing u turns on the Shripney dual carriage way.

Cllr Barratt informed members that the road re surfacing from the The Royal Oak PH to the Parade of shops in Bersted had caused the manholes to become a hazrd as they had not been raised to the new surface level. Also, that the pelican crossing was also affected by road resurfacing, in that water now collects on the crossing entrances.

He asked that WSCC Highways be informed.

**ACTION** the Clerk to contact WSCC highways on all of the concerns.

There being no further business the Chairman closed the meeting at 20:50

Signed..... **Committee Chairman**      **Date** .....