

**MINUTES OF THE PLANNING, AMENITIES & ENVIRONMENT COMMITTEE
OF BERSTED PARISH COUNCIL
HELD AT 19:00 ON TUESDAY 4th OCTOBER 2022
AT BERSTED JUBILEE HALL, CHALCRAFT LANE.**

Present: Cllrs R. Dear, W. Kapp (Committee Vice Chairman), J. Spencer (Committee Chairman), A. Van Koolbergen, J. Warr-Chapman and Cllr G. Yeates

In attendance: 4 members of the public

Mrs S. O'Connell (Deputy Clerk)

Cllr Greenway

22196 Apologies for Absence

Cllr Thompson

22197 Declarations of Interests

Cllr Van Koolbergen declared a personal interest in application BE/106/22/PL

22198 Public Session opened at 19:01

Residents from Babsham Lane voiced their concerns over application BE/106/22/PL for polytunnels in the field behind their houses. Concerned about the loss of view, water neutrality, change to their surroundings, detrimental to the area and presumption that west bersted, in Arun DC's development plan, will come forward hence the application for polytunnels in this field. Cllr Greenway voiced his concerns with application BE/100/22/HH for a dropped kerb close to the slipway leading into West Meads Drive off Chalcrafft Lane. He feels this is dangerous to the applicant turning into the proposed driveway and motorists using the slipway to turn into West Meads Drive.

Public Session closed at 19:10

22199 Minutes of the Last Meeting 6th September 2022

RESOLVED that the Minutes of the Meeting 6th September 2022, having been circulated in advance, be taken as read and signed by the Chairman as a true record.

22200 Matters Arising from the Minutes

None

22201 Planning Applications Received

The Chairman asked members to agree if application BE/106/22/PL could be considered first. Members agreed.

- a) App. No. BE/106/22/PL
Site: Colworth Manor Farm, Colworth Lane, Colworth
Application: Polytunnels for soft fruit production

Cllr Van Koolbergen declared a personal interest and did not take part in the decision.

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

Members felt that the scheme would create noise, nuisance, and disturbance to the residents nearby. Also the presumption in the application that the tunnels are needed to replace those situated on land allocated to Local Plan strategic site "West Bersted" which to date has no application lodged with the district.

Members had the following questions regarding the scheme

- Between what hours would the polytunnels be accessed
- Operating times during the winter
- Confirm that Babsham Lane would not be used to access the field
- What type of trees would be planted as they may cause shadowing

- b) App. No. BE/98/22/T
 Site: The Old Cottage, 70 North Bersted Street, Bersted
 Application: Various works to 1. No Eucalyptus tree (T1) within the North Bersted Conservation Area
RESOLVED to make the following comment: - NO OBJECTION
- c) App. No. BE/99/22/HH
 Site: 52 Whiteways, Bersted
 Application: Single storey side extension and front porch.
RESOLVED to make the following comment: - NO OBJECTION
- d) App. No. BE/100/22/HH
 Site: 1 West Meads Drive, Bognor Regis
 Application: Installation of dropped kerb and area of hardstanding
 Comments from Highways on the application were not available to view in time for the meeting. Therefore, an initial enquiry had been made to Highways to ask what regulations might affect this application and the reply given was that if it was more than 15 metres from the junction it should be ok.
RESOLVED to make the following comment: - OBJECT for the following:
 Members felt that the proposals were too close the junction and could cause access and highway safety problems and did not believe that the proposed dropped kerb was more than 15 metres from the junction.
- e) App. No. BE/104/22/HH
 Site: 44 Sherwood Road, Bersted
 Application: Single storey rear extension
RESOLVED to make the following comment: - NO OBJECTION
- f) App. No. BE/105/22/PL
 Site: Unit 2 and 3 Bognor Regis Retail Park, Rowan Way, Bersted
 Application: Continued use of units 2 and 3 within class E(a) including the ability to sell up to 30% food and drink goods, external alterations to enable the creation of a single retail unit with new entrance lobby and associated works.
RESOLVED to make the following comment: - NO OBJECTION but would comment that the new frontage should be visually appealing.

22202**Planning Decisions**

Members noted the list of decisions made by Arun DC.

BE/72/22/PL – 81 North Bersted Street – withdrawn

BE/79/22/HH – 7 Greystone Avenue, Bersted – approved subject to conditions

BE/59/22/RES – Land at Saltbox – approved subject to conditions

BE/78/22/HH – 73 Newtown Avenue – approved subject to conditions

BE/81/22/HH – 1 Babsham Cottages – refused

BE/82/22/A - Arun Retail Park, Unit E (Next) - approved subject to conditions

22203**Litter Pick –Bersted Park Sunday 9 October at 1pm**

Cllr Greenway is leading this and looking for Councillors to volunteer.

Cllr Greenway asked that the Planning Committee review dates for 2023 at their next meeting.

ACTION the Deputy Clerk to add as an item to the November Agenda.

22204 Emergency Resilience Plan for Bersted

Members to agree a date for the working group to meet. Members agreed to ask all Councillors if they would like to attend to discuss initial plans to put forward and see if residents would be interested. The Deputy Clerk told members Thursday evenings are usually available, so members asked for 27th October at 7pm.

RESOLVED to hold a meeting on 27th October.

Following the meeting the Deputy Clerk checked the diary and the hall is booked on 27th and an alternative date of 25th October is proposed.

22205 Correspondence

An email has been received from Arun DC that Bersted has no Community Infrastructure Levy (CIL) money due for the period 1st April to 30 September 2022.

22206 Matters Arising

The Deputy Clerk informed members that she and Cllr Spencer had met with representatives from Elivia Homes who had asked for a meeting to show plans being prepared for a reserved matters application for 44 homes at Shripney – approved outline application BE/109/19/OUT.

Members asked the Deputy Clerk to arrange a meeting with all Councillors.

ACTION the Deputy Clerk to contact Elivia Homes and arrange.

Cllr Greenway informed members he had emailed the clerks at Bersted, Aldwick and Bognor Town Council asking if the parishes would consider a community safety scheme, he would like to propose for Chalcraft Lane and West Meads Drive to reduce speeding along these roads. An agenda item for this will be included for next month’s Planning Committee Meeting.

There being no further business the Chairman closed the meeting at 20:24

Signed..... Committee Chairman Date

Subject to ratification