

**MINUTES OF THE PLANNING, AMENITIES & ENVIRONMENT COMMITTEE  
OF BERSTED PARISH COUNCIL  
HELD AT 19:00 ON TUESDAY 7 MARCH 2023  
AT BERSTED JUBILEE HALL, CHALCRAFT LANE.**

**Present:** Cllrs W. Kapp (Committee Vice Chairman), P. Ralph, J. Spencer (Committee Chairman) and A. Van Koolbergen.

Mrs S. O'Connell (Deputy Clerk) and June Milson (Trainee Clerk), C. Cllr K. Greenway and Leanne Smith and George Holdsworth– Lovell

In attendance: 1 member of the public

**22376 Apologies for Absence**

Cllrs Dear, J. Warr-Chapman and G. Yeates

**22377 Declarations of Interests**

None

**22378 Public Session opened at 19:01**

Cllr Greenway informed members he was pleased with the trees that had been planted in Rowan Way and thanked the Deputy Clerk for gaining the Licence from WSCC Highways and arranging a contractor to plant them. He asked if the committee would be looking at the cost effectiveness of planting more trees through the County Council scheme or through the Parish Council. Members said they would want to plant more trees and the Deputy Clerk will add as an item to the April Planning Agenda for the committee to consider.

The Public Session closed at 19:05

**22379 Minutes of the Last Meeting 7 February 2023**

**RESOLVED** that the Minutes of the Meeting 7 February 2023, having been circulated in advance, be taken as read and signed by the Chairman as a true record.

**22380 Matters Arising from the Minutes**

Minute 22358 – Cllr Van Koolbergen asked if the Deputy Clerk had heard from Lichfields with a date to meet the Council. The Deputy Clerk informed Cllr Van Koolbergen she would be reporting on that later in the meeting.

The Chairman asked members if application BE/40/22/PL could be brought forward. Members agreed.

**22381 Planning Applications Received**

- a) App. No. BE/40/22/PL  
Site: Former Bartons Infant School Romney Broadwalk Bersted PO22 9BH  
Application: Demolition of former school building and erection of 21 No. new dwellings and associated car parking, cycle parking and landscaping.

Members considered the application and commented that the plans were much better and had considered their previous comments. George Holdsworth from Lovells also mentioned that Plot 19 windows had been changed so that only a frosted bathroom window would overlook a house in Van Gogh Place.

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

The Chairman thanked George Holdsworth and Leanne Smith of Lovell for attending the meeting.

- b) App. No. BE/1/23/RES  
Site: Nursery Fields, land north of Chalcraft Lane, Bersted  
Application: Approval of reserved matters following BE/148/20/OUT for 225 No. dwellings. This site affects a public right of way and falls within Strategic Site SD3 CIL Zone 1 (Zero rated)  
The Committee have already made an objection but would add further that they would like to see hedge planting and trees as part of a buffer between plots 75 to 84 that back onto no's 48 to 68

Chalcraft Lane to integrate with the surroundings and even up the distribution of green/open spaces on this part of the site.

**RESOLVED** to make the following comment; The Committee add further to their previous comment that they would like to see hedge planting and trees as part of a buffer between plots 75 to 84 that back onto no's 48 to 68 Chalcraft Lane to integrate with the surroundings and even up the distribution of green/open spaces on this part of the site, giving the site a semi-rural feeling of space for walking, cycling and dog walking.

- c) App. No. BE/12/23/PO  
 Site: Nursery Fields, Land north of Chalcraft Lane, Bersted  
 Application: Application to enter into a Deed of Variation to the Section 106 dated 7 Sept 21 in relation to Self-Build Plots linked to permission BE/148/20/OUT  
**RESOLVED** to make the following comment: - The self-build plots should remain in the S106 agreement. Members do not feel there are any reassurances that self-build plots would be honoured in the West Bersted application.
- d) App. No. BE/19/23/HH  
 Site: Elderberry Barn Berry Lane Bognor Regis PO22 9FG  
 Application: Erection of porch  
**RESOLVED** to make the following comment: - NO OBJECTION
- e) App. No. BE/150/22/OUT  
 Site: Land at Oldlands Farm Newlands Road Bognor Regis  
 Application: Outline planning application with all matters reserved except access for the demolition of existing derelict building and erection of up to 18,580sqm of new industrial/warehouse (Use Class B2/B8) and ancillary offices (Use Class E (g) floorspace  
**RESOLVED** to make the following comment: - OBJECT for the following – Highway safety and traffic generation, the application will add to the traffic using saltbox roundabout especially with application AL/87/21/OUT having outline permission for B8 distribution using the same road network. There have already been accidents on this roundabout. Impact of increased traffic on the local roads, A29 through Shripney and A259.

22382

### Planning Decisions

Members noted the list of decisions made by Arun DC.

BE/143/22/PL – 1 Finch Gardens – Approved subject to conditions

BE/148/22/HH – 20 Osprey Gardens – Approved subject to conditions

BE/151/22/HH – 18 Sun Park Close – Approved subject to conditions

BE/6/23/TC – 2 Homing Gardens – Objection to crowning of Dawn Redwood.

22383

### Proposals for a Community Highways Scheme to reduce speed limits through Shripney on A29 (30mph) and Shripney Lane (20mph).

Members to consider a speed limit reduction and offer their ideas that could help reduce speeding traffic on the A29 and Shripney Lane. C. Cllr Greenway explained that County had changed their speed limit policy and he had canvassed Shripney asking for written responses to his proposals for reducing speed limits through Shripney from 40 to 30 and Shripney Lane 30 to 20. He asked the committee to consider other ideas. Members and C. Cllr Greenway discussed rumble strips, crossing points, 30mph road markings and gateway signs with 30mph.

Members would recommend to Council to consider supporting these proposals.

**RESOLVED** to recommend to Council to consider supporting the proposals for reducing the speed limits through Shripney and Shripney Lane.

22384

### Request the Esso Garage, Chichester Road, Bersted to provide a litter bin outside their premises.

Members to agree for a Councillor to liaise with the garage to provide a litter bin outside their premises. It is understood that the ownership of the garage is changing, and it was an opportunity

to ask them to provide a bin outside the premises. The Deputy Clerk informed members Cllr Lainchbury was willing to liaise with Esso Garage.

**RESOLVED** to recommend to Council that Cllr Lainchbury liaises with the new owners to provide a litter bin outside their premises.

22385

**Correspondence**

The Deputy Clerk informed members she had been contacted by Lichfields again who are now looking to hold a meeting in April, with all Councillors to discuss their application and respond to the Council’s comments for BE/134/22/OUT - West Bersted.

The Deputy Clerk informed members, Sam Pinkus a representative from Elivia Homes – Application BE/131/22/RES – Shripney, had called to acknowledge the objection lodged and to say they think they have addressed the concerns of the drainage officer at Arun DC, but are currently waiting to consult with the drainage officer on their revised drainage proposals, due to a change in the Arun case officer for their application.

22386

**Matters Arising**

None.

There being no further business the Chairman closed the meeting at 19:47

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

Subject to ratification