

ALDINGBOURNE PARISH COUNCIL

Parish Office: C/o Aldingbourne Community Sports Centre, Olivers Meadow, Westergate, PO20 3YA
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NOTICE OF MEETING AND AGENDA

The Planning Committee of the Parish Council Meeting will be held at the in the Community Centre, Olivers Meadow, Westergate, PO20 3YA on Tuesday 12 September 2023 at 7.00pm

AGENDA

1. **Apologies for absence**
Cllr Katherine Jarman (personal).
2. **Declarations of Interest**
Declarations under the Code of Conduct – Members are reminded that they are required to make a declaration in relation to any item on this agenda in which they may have an interest.
3. **Public Participation**
The Public Forum will last for a period of up to 15 minutes during which members of the public may ask layout or draw attention to relevant matters relating to the business on the agenda. Each speaker is limited to 3 minutes. Business of the meeting will start immediately following the public forum.
4. **Presentation by Ian Johnson, Managing Director Lubeck on behalf of Cala Homes regarding Strategic Allocation Land East of Westergate**
5. **Approval of Minutes of previous Planning Committee meeting - held on 8 August 2023 (Previously circulated)**
6. **Matters arising from the Minutes of the Planning Committee held on 8 August 2023**
To consider any matters arising solely from the minutes relating to the meeting held on 8 August 2023 – see action item listing attached.
7. **Chair's Actions**
It was agreed at the last planning meeting to obtain a cost from Steve Tilbury Consulting Ltd regarding reviewing all the documents relating to the BEW Strategic Masterplan. This was received and the Chair of the Parish Council Cllr Warden agree to the quote of £750 to undertake this work under his spending power to expedite a report being available for this meeting.
8. **Planning Correspondence**
To note any Planning related correspondence and agree responses as appropriate.
 - To note Clerk has responded to ADC on planning decisions as per the previous minutes.

- To note the letter from Middleton-on-Sea regarding a Network for Neighbourhood Planning – circulated 05.09.23. Parish Council to determine if it would like to be involved in the Network.
- Notification of a Planning Committee Meeting 06.09.23 on AL/70/23/OUT, Land West of Lidsey Road – circulated 29.09.23, Cllr Rickard will be attending to observe only.
- Notification of a Planning Committee Meeting 06.09.23 on BE/61/23/RES – circulated 29.09.23.
- SDNPA Planning Newsletter Summer 23 – circulated 17.08.23.
- E-mail from Steve Underwood Wings Nursery Phase1, update on next hand overs – circulated 31.08.23.
- E-mail WSCC Highways, transport, and planning newsletter - Major Projects Special – circulated 31.08.23.
- Analysis report from Gradko on Pollution Monitoring July 23 – circulated 14.08.23.
- E-mail received from Bright Plan as to whether further Traffic surveys/reports are required.

9. **To receive an update regarding the Aldingbourne Neighbourhood Plan**

Reports and Surveys – standing item to be considered.

10. **To note matters relating to the current BEW Masterplan Consultation**

To discuss report from Steve Tilbury Consulting Ltd (awaiting copy).

11. **To discuss the naming of roads in Aldingbourne for new developments, Cllr Trabucco – list of names already in use received from ADC – circulated 13.06.23.**

12. **To discuss any recent Planning Applications, as noted below:**

Application Number: AL/120/23/PL – Deadline 08.09.23

Address: SCC – Polson Dairy, Lidsey Road, Bognor Regis, PO22 9PH

Application Details: Replacement Light Industrial Unit. Use Class B2 regularisation of the parking and HGV turning area approved under AL/132/22/PL. This application is in CIL Zone 3 (zero rated) as other development.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/120/23/PL&keyscheme=planning

Application Number: AL/122/23/HH - Deadline 08.09.23

Address: Tithe Barn, Park Lane, Aldingbourne

Application Details: Alteration of fenestration and external cladding. Replacement of porch with pergola. Replacement of chimney stack with metal flue. Construction of lean-to extension. Minor changes to internal layout.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/122/23/HH&keyscheme=planning

Application Number: AL/129/23/DOC - Deadline 15.09.23

Address: Norton Farm House, Norton Lane, Norton

Application Details: Approval of details reserved by condition imposed under AL/37/23/L relating to condition 3 - details of new windows, doors, paint, and colours.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/129/23/DOC&keyscheme=planning

Application Number: AL/126/23/L - Deadline 21.09.23

Address: Norton Farm House, Norton Lane, Norton

Application Details: Listed Building Consent for amendments to layout and fenestration details, approved under AL/35/20/L in respect of conversion to a one-bedroom dwelling, to facilitate conversion to a two-bedroom unit. (This application may affect the character and appearance of the Aldingbourne Conservation Area and a listed building).

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/126/23/L&keyscheme=planning

Application Number: AL/141/23/DOC - Deadline 13.09.23

Address: Norton Farm House, Norton Lane, Norton

Application Details: Approval of details reserved by condition imposed under AL/37/23/L relating to condition 4 - flintwork.

To view details, click on link.

[Click here to view conditions on original application - click on decision tab](#)

Application Number: AL/131/23/S73 - Deadline 15.09.23

Address: Norton Grange Farm, Norton Lane, Norton

Application Details: Application under Section 73 of the Town and Country Planning Act 1990 for the variation of Condition No 22 - Biodiversity Method Statement following grant AL/24/23/PL.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/131/23/S73&keyscheme=planning

Application Number: AL/132/23/PL – Deadline 15.09.23

Address: Land West of St John's Close, Woodgate PO20 3TH

Application Details: Construction of 9 no residential dwellings (resubmission of AL/40/23/PL). This application is in CIL Zone 2 and is CIL liable as new dwellings.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/132/23/PL&keyscheme=planning

Application Number: AL/106/23/PL – Deadline 28.09.23

Address: The Coach House, Arundel Road, Fontwell

Application Details: Detached single storey teaching building clad in timber. This site is a Departure from the Development Plan and is in CIL Zone 3 (zero rated as other development).

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/106/23/PL&keyscheme=planning

Application Number: AL/108/23/L – Deadline 28.09.23

Address: Rose Cottage, Nyton Road, Westergate

Application Details: Listed building consent to remove front boundary wall to form parking space, replace all windows (except WO2), underpinning to structural wall and replacement roof to kitchen.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/108/23/L&keyscheme=planning

Application Number: AL/124/23/HH – Deadline 28.09.23

Address: 4-6 The Old Bakery, Church Road, Aldingbourne

Application Details: Removal of existing garage. Proposed new garage and garden store with associated external works, insertion of new wood burning flue to roof and widening of existing vehicular access gate. This application may affect the character and appearance of the Church Road, Aldingbourne conservation area.

To view details, click on link.

https://www1.arun.gov.uk/planrec/index.cfm?tpkey=eOcella&user_key_1=AL/124/23/HH&keyscheme=planning

Application Number: AL/144/23/T – Deadline 05.10.23

Address: Caigers Cottage, Westergate Street, Westergate PO20 3SQ

Application Details: Fell 1 No Oak Tree (T3).

To view details, click on link.

[Click here to view the application details](#)

13. **To note any recent planning decisions**

Application Number: AL/88/23/PL

Address: Rock House, Residential Unit, Westergate Street, Westergate

Application Details: Demolition of workshops and construction of single storey extension to form studio/home office, detached garage, greenhouse, and potting shed. This application may affect the setting of a Listed Building and is in CIL Zone 2 (zero rated) as other development. (Resubmission of AL/72/22/PL).

Decision – APPROVED 08.08.23.

Application Number: AL/95/23/L – Deadline 20.07.23

Address: Aldingbourne House, Aldingbourne Drive, Aldingbourne

Application Details: Listed building consent for removal of existing render & replaced with mineral wool fixed to concrete or brickwork finished with a thin coat render to match existing appearance.

Decision – APPROVED 11.08.23.

Application Number: AL/94/23/PL – Deadline 20.07.23 – SEE ABOVE APPLICATION

Address: Aldingbourne House, Aldingbourne Drive, Aldingbourne

Application Details: Removal of existing render to be replaced with mineral wool fixed to concrete or brickwork finished with a thin coat render to match existing appearance. This application affects the setting of a Listed Building and is in CIL Zone 3 (zero rated) as other development.

Decision – APPROVED 11.08.23.

Application Number: AL/69/23/HH – Deadline 13.07.23

Address: Reed Cottage, Westergate Street, Westergate PO20 3SQ

Application Details: Erection of detached garage with room above and 1 x dormer following the demolition of existing attached garage.

Decision – REFUSED 04.08.23.

14. To note the date of next meeting – Tuesday 10 October 2023