

RUSTINGTON PARISH COUNCIL

PLANNING COMMITTEE

MINUTES: of the Meeting held on 15 May 2023

PRESENT: Councillors J Bennett, J Ceiriog-Hughes (early departure), Mrs A Cooper, A Cooper (late arrival), Mrs S Partridge, Ms M Revell and P Warren

In attendance: Councillor D Rogers

44/23 ELECTION OF CHAIRMAN

It was proposed and seconded that Councillor Ceiriog-Hughes be elected Chairman of the Committee for the ensuing year.

The Committee RESOLVED that Councillor Ceiriog-Hughes be elected Chairman of the Committee for the ensuing year.

45/23 ELECTION OF VICE-CHAIRMAN

It was proposed and seconded that Councillor Bennett be elected Vice-Chairman of the Committee for the ensuing year.

The Committee RESOLVED that Councillor Bennett be elected Vice-Chairman of the Committee for the ensuing year.

Councillor Ceiriog-Hughes left the Meeting at this juncture.

46/23 CHAIRMAN OF THE MEETING

Following the early departure of the Chairman, due to indisposition, Councillor Bennett, Vice-Chairman, Chaired the Meeting.

47/23 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Grevett (Holiday) and Tyler (Holiday). These apologies were accepted by the Committee.

48/23 DECLARATIONS OF INTEREST BY MEMBERS

There were no declarations of interest by Members.

49/23 MINUTES

The Minutes of the Meeting held on 24 April 2023 were signed by the Chairman as a correct record.

50/23 LOCAL PLANNING AUTHORITY DECISIONS

- (a) The Clerk reported that she had previously circulated notifications received from the local Planning Authority, advising that planning permission in respect of the following applications had been granted conditionally:-

- R/36/23/HH** - Conversion of double garage. (This application may affect the setting of a listed building) - Herne Farm House, 2 Park Drive
- R/37/23/L** - Listed building consent for conversion of double garage - Herne Farm House, 2 Park Drive
- R/39/23/PL** - Application for a permanent siting of a single storey modular building with air condition units to provide consulting rooms. This application is in CIL Zone 4 (zero rated) as other development - Willow Green Doctors Surgery, Station Road, East Preston
- R/40/23/HH** - Partial loft conversion with terrace, including part raising of ridge. Amended boundary wall treatments. External Cladding - 8 Botany Close
- R/44/23/HH** - Demolition of existing porch, existing conservatory and rear extension. Construction of new single storey front extension, rear extension. Extension of existing pitched roof over existing garage - 15 Broadmark Way
- R/53/23/HH** - Single storey rear extension, finish external walls of dwelling with coloured composite cladding and reroof tiles with slate/plain tile following the demolition of existing rear conservatory - 30 Glenville Road
- R/58/23/HH** - Demolish existing conservatory and replace with a single storey rear extension - 2 Green Bushes Close

The Committee NOTED this information.

- (b) The Clerk reported that she had previously circulated a notification received from the local Planning Authority, advising that planning permission in respect of the following application received no objection:-

- R/52/23/TC** - 1 No. Horse Chestnut (T1) height reduction to 13 metres and crown spread reduction to 8 metres. Crown lift to 5 metres. 1 No. Holly tree (T2) height reduction to 8 metres. Crown spread reduction to 3 metres within the Rustington Conservation area - Elm Farm, 34 The Street

The Committee NOTED this information.

- (c) The Clerk reported that she had previously circulated a notification received from the local Planning Authority, advising that planning permission in respect of the following application had been refused:-

- K/56/22/PL** - Erection of 48 No. residential dwellings (including affordable homes). This application is a departure from the development plan and is in CIL Zone 5 and is CIL liable as new dwellings - Land North-East of Kingston Lane, Kingston Lane, East Preston

The Committee NOTED this information.

- (d) The Clerk reported that she had previously circulated a notification received from the local Planning Authority, advising that planning permission in respect of the following application was not required:-

- R/41/23/PDH** - Notification under extended permitted development rights for a single storey rear extension to replace existing rear lean-to measuring 3.05 metres from the rear wall of the original dwelling house, a maximum height of 2.85 metres and an eaves height of 2.50 metres - 71 Worthing Road, Rustington

The Committee NOTED this information.

- (e) The Clerk reported that she had previously circulated a notification received from the local Planning Authority, advising that planning permission in respect of the following application had been withdrawn:-

R/48/23/PD - Prior approval under Schedule 2 Part 3 Class MA for the change of use of existing hairdressers shop to 1 No. Dwelling - 11 North Lane

The Committee NOTED this information.

51/23 PLANNING APPLICATIONS

The Vice-Chairman reminded the Committee of the PowerPoint Presentation which had been produced and circulated to all Members prior to the Meeting.

- (a) **R/75/23/HH - Single storey rear extension - 14 Broadmark Lane, Rustington**

The Committee AGREED to raise no objection to this application.

- (b) **R/79/23/PL - Installation of rapid charging stations to serve 4 parking spaces together with feeder pillar and signage. This application is in CIL Zone 4 (zero rated) as other development - Car Park, Rustington Retail Park, New Road, Rustington**

The Committee AGREED to raise no objection to this application.

- (c) **R/81/23/HH - Single storey rear and side extension - 2 Boundary Cottages, Worthing Road, Rustington**

The Committee AGREED to raise no objection to this application, but AGREED a Neighbour Notification.

- (d) **R/80/23/HH - Revised external finishes of previously approved application Ref: R/218/22/HH (first floor rear extension and single storey rear extension to garage, with alterations to fenestration) - 5 The Bramblings, Rustington**

The Committee AGREED to raise no objection to this application.

- (e) **PE/00306/23 - Notification under the Electronic Communications Code (Conditions and Restrictions) Regulations 2003 (as amended) to utilise permitted development rights to upgrade the 15.0 metres High Hutchinson Engineering Elara Pole (E505214, N102231) - SW on Claigmar Road, Claigmar Road, Rustington**

The Committee NOTED this application.

Councillor Cooper joined the Meeting at this juncture.

- (f) **R/87/23/HH - Conversion of garage to habitable use including alterations to fenestration/openings - 49 The Parkway, Rustington**

The Committee AGREED to raise no objection to this application.

- (g) **R/88/23/HH - Conversion of loft to habitable use including installation of 1 No. side dormer and rear Juliet balcony - 19 Windmill Drive, Rustington**

The Committee AGREED to raise no objection to this application, but AGREED a Neighbour Notification.

- (h) **R/92/23/T - 1 No. Oak tree (T1) crown reduction to 17 metres in height, radial spread reductions on the East and South aspects to 5 metres and a radial spread reduction on the Western aspect to 5 metres - Barton Court adjacent to No. 18 The Street, Rustington**
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The Committee AGREED to raise no objection to this application, subject to approval by the local Planning Authority's Arboriculturist.

**52/23 NON-ADVERTISED APPLICATIONS E.G. CERTIFICATES OF LAWFULNESS
FOR A PROPOSED USE OR DEVELOPMENT**

- (a) **R/86/23/CLP - Lawful development certificate for the proposed removal of existing conservatory and replacement with a single storey rear extension - 35 Mallon Dene, Rustington**
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The Committee NOTED this application, and AGREED a Neighbour Notification.

Chairman: **Date:**