

DEVELOPMENT CONTROL COMMITTEE

16th July 2003 at 4.02 p.m.

Present : Councillors Mrs Goad (Chairman), Parris (Vice-Chairman), Biss, Brookman, Mrs Brown, Butler, Mrs Hall, Mrs Hazlehurst, Hill, Matthews, Mrs Olliver, Scutt and Mrs Stainton.

Councillor Wingrove was also present for part of the meeting.

188. APOLOGY FOR ABSENCE

An apology for absence had been received from Councillor Steward.

189. DECLARATIONS OF INTEREST

Councillor Mrs Hall gave notice of her intended declaration of a prejudicial interest in Agenda Item 5, Planning Application P/51/03.

190. PLANNING APPLICATIONS

EP/47/03 – Erection of one dwelling house, land adjacent to Brockhurst, Sea Lane, East Preston Having received a report on the matter, together with the officer's written report update detailing a consultation response from the County Surveyor and the resultant amended conditions, the Committee

RESOLVED

That the application be approved as detailed in the report and the report update.

FN/32/03 – Change of use of two storey house to dental practice on ground with self contained flat on first floor, Walnut Tree House, Findon Road, (A24), Findon Having received a report on the matter, together with the officer's written report update detailing a consultation response from the County Surveyor and the resultant amended conditions, the Committee

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RESOLVED

That the application be approved, as detailed in the report and the report update.

FN/37/03/T – Surgery to one Lime Tree, behind rear gardens of 9,10, & 11 Convent Gardens, Findon Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

FP/79/03 – Demolition of existing bungalow, development of 5 two storey town houses with associated garages and parking, Puckmaster, Innerwhyke Close, Felpham Having received a report on the matter, concerns were raised that the proposed development might have a detrimental effect on the street scene and be out of keeping with the character of the area. The Committee therefore

RESOLVED

That the application be deferred to enable the Site Inspection Panel to visit the site.

K/12/03 – Two storey side and rear extension, 62 Coastal Road, East Preston Having received a report on the matter, together with the officer's written report update detailing late considerations and revised plans received and the resultant amended conditions, the Committee

RESOLVED

That the application be approved as detailed in the report and the report update.

LU/144/03 – Change of use from Class C3 Residential to Class C2 Residential Institutional, 13 Fitzalan road, Littlehampton Having received a report on the matter, together with the officer's written report update detailing an additional representation received in support of the application, the Committee was of the view that this could be the wrong location for such a proposal and therefore

RESOLVED

That the application be deferred to enable the Site Inspection Panel to visit the site.

LU/157/03 – Construction of a pair of semi-detached 3 bedroom houses, Land between 17 & 18 Selbourne Road, Littlehampton Having received a report on the matter, the Committee expressed a view that the proposal might be an overdevelopment of the site and therefore

RESOLVED

That the application be deferred to enable the Site Inspection Panel to visit the site.

LU/189.03 – Conversion of shop/store/workshop into 2 self-contained flats, Dukes Court, Littlehampton Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

LU/192/03 – Conversion of shop/store/workshop into a house, Dukes Court, Littlehampton Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

M/61/03 – conversion Of existing integral garage to dining/play room, 7a Whitebeam Way, Middleton Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

M/62/03 – Erection of two storey side extension to house and relocation of beach hut with reduced ridge height, White Walls, 15 Sea Way, Middleton Having received a report on the matter, together with the officer's written report update detailing additional representations received, the Committee

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RESOLVED

That the application be approved as detailed in the report.

(Prior to commencement of consideration of the following application, Councillor Mrs Hall declared a prejudicial interest and left the meeting during the debate and vote.)

P/51/03 – Proposed new garden wall and fence, 52 Sea Lane, Pagham
Having received a report on the matter, together with the officer's written report update detailing an additional representation received, Members felt that this proposal would be detrimental to the Area of Special Character due to its height, length and closer proximity to the road. The Committee therefore did not accept the officer's recommendation to approve and

RESOLVED

That the application be refused for the following reason :-

“The proposed wall and fence by reason of its height, position, length and prominence at the entrance to an Area of Special Character would constitute an intrusive form of development which would be harmful to the open, informal and vegetated character of the Area of Special Character. It is therefore contrary to Policies AREA1 and GEN7 of the Arun District Local Plan.”

P/55/03 – Construction of garage & conservatory (Re-submission following P/61/02), 37 St Thomas Drive, Pagham Having received a report on the matter, the Committee

RESOLVED

That the application be approved, as detailed in the report.

P/56/03 – Retrospective planning of approved carport (resubmission of P/57/02), 12 Harbour Road, Pagham Having received a report on the matter, the Committee

RESOLVED

That the application be approved, as detailed in the report.

P/61/03 – Single storey front extension, 80 Pagham Road, Pagham
Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

P/72/03 – Single storey extension of bungalow at rear and to garage and porch at front (resubmission following P/27/03) 26 Conway Drive, Pagham Having received a report on the matter, the Committee

RESOLVED

That the application be approved as detailed in the report.

PA/7/03/CA – Application for Conservation Area Consent for demolition of 2 agricultural buildings, Patching Farmyard, The Street, Patching Having received a report on the matter, together with the officer's written report update detailing additional representations and consultation response received, the Committee

RESOLVED

That the application be refused, as detailed in the report.

PA/8/03 – Demolition of two agricultural buildings and conversion of Units A, B, C, D, & E to B1/B8 use with associated access and parking, Patching Farmyard, The Street, Patching Having received a report on the matter, together with the officer's written report update detailing additional representations and consultation responses received, the Committee

RESOLVED

That the application be refused, as detailed in the report.

PA/9/03 – Conversion of Unit A to B1/B8 use with associated access and parking, Patching Farmyard, The Street, Patching Having received a report on the matter, together with the officer's written report update detailing additional representations and consultation responses received, the Committee

RESOLVED

That the application be refused, as detailed in the report.

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PA/10/03 – Conversion of Unit B to B1/B8 use with associated access and parking, Patching Farmyard, The Street, Patching Having received a report on the matter, together with the officer's written report update detailing additional representations and consultation responses received, the Committee

RESOLVED

That the application be refused, as detailed in the report.

PA/11/03 – Conversion of Unit C to B1/B8 use with associated access and parking, Patching Farmyard, The Street, Patching Having received a report on the matter, together with the officer's written report update detailing additional representations and consultation responses received, the Committee

RESOLVED

That the application be refused, as detailed in the report.

R/49/03 – Residential development consisting of a detached chalet style house, Land adjoining to 8 Botany close, Rustington Having received a report on the matter, Members were of the view that this proposal was an overdevelopment of the site and therefore did not accept the officer's recommendation to approve the application. The Committee therefore

RESOLVED

That the application be refused for the following reason :-

“The proposed dwelling, by reason of its size, would be an overdevelopment of the site that would be out of character with the locality. It would also be unneighbourly to the adjacent properties. The proposal would therefore be contrary to Policy GEN7 of the Arun District Local Plan.”

WA/25/03 – Construction of 11 No. 4 bedroom house, 1 No. 5 bedroom house, 1 No. 3 bedroom house together with associated garages, car parking spaces and new access road, Deans Yard and 12 Orchard Way, Fontwell Having received a report on the matter, officers were requested to write to the applicants to suggest that they consider a positive form of surface water drainage disposal and that local residents be consulted before the play equipment was installed on the play area. The Committee

RESOLVED

That the application be approved, as detailed in the report.

(The meeting concluded at 6.09 pm)