



WALBERTON PARISH COUNCIL INCLUDING FONTWELL AND BINSTED

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MINUTES

MINUTES OF THE WALBERTON PARISH COUNCIL PLANNING COMMITTEE HELD IN THE PAVIION AT 6.30pm ON THURSDAY 13 JULY 2017.

- 299/17 Record of attendance**
Cllrs Mrs Wallsgrove (Chair), Mrs Clark, Mrs Lewis, Mrs English, Strickland.
- 300/17 Apologies for absence**
Apologies were received from Cllr Camerer Cuss
Resolved: To accept apologies from Cllr Camerer Cuss.
- 301/17 Declarations of interest in items on the agenda**
None.
- 302/17 Confirmation of Minutes**
The minutes of the Planning committee meeting of 20 June 2017 were confirmed as a true record of the business transacted.
- 303/17 Public questions**
None.
- 304/17 Update on actions agreed at last meeting**
1. Minute 241/17 – Clerk. Planning comments recorded.
2. Minute 249/17(1) – Clerk. Letter sent to WSCC Cllr Derek Whittington regarding the cycle path. Letter sent to WSCC Highways Ben Wiffin with a Freedom of Information request regarding West Walberton Lane.
3. Minute 249/17(2) – Clerk. Letter of thanks sent to JWAAC.
4. Minute 251/17 – Clerk. Letter of apology sent to the Cluster Group.
- 305/17 Planning applications**
Statutory notices

1.WA/23/17/OUT - Barnfield House, Arundel Road, Fontwell – further amendment. Comment by 27 July.

Resolved: To comment that the minor amendments do not affect the council's original objection.

2. WA/39/17HH – Fig Tree Cottage, The Street, Walberton. Roof alterations to main house & garage, addition of roof light, timber cladding and in fill of masonry to front elevation. This application affects the character and appearance of the Walberton Village Conservation Area.

Cllr Mrs Clark confirmed that the address is in fact The Old Stores, The Street, Walberton. Fig Tree Cottage is the address of the applicant.

Resolved: Not to comment.

3. Cllr Mrs Wallsgrove moved that application WA/48/17/PDH be considered as comments are required by 27 July 2017 and the next Planning Committee meeting is on 1 August 2017.

WA/48/17/PDH – 2 The Meadows, Walberton. Notification under extended permitted development rights for a single rear extension extending beyond the rear wall of the development by 3.8m with a maximum height of 3.2m & an eaves height of 3.0m.

Resolved: Not to comment.

306/17 Woodfield Far, Wandleys Lane

1. ADC's response to Cllr Mrs Wallsgrove's letter of complaint alleging change of use was noted.

2. Cllr Mrs Wallsgrove reported that nothing further had been received.

307/17 Welbeck site (The Old Dairy)

Cllr Mrs Wallsgrove reported that it was still at the public consultation stage and that no planning application has yet been submitted.

308/17 Tuppens Field

1. Cllr Mrs Clark reported that she, Cllr Mrs Lewis, and about 30 parish residents had attended the Arun District Full Council meeting the evening before (12 July 2017) where the parish council's petition against development at Tuppens Field was heard. She was delighted to report that the petition succeeded, but this did not preclude further applications for developing the site in the future.

2. Cllr Mrs Clark reported that the Parish Council is working through the planning application. Advice will be sought from a barrister on the best approach to challenge. Legal challenges are likely to be costly. An update will be given to residents at the public meeting on 28 July 2017.

309/17 Plan proposal – Ford

1. Ford Parish Council's submission of their Plan Proposal under the Neighbourhood Planning (General) Regulations 2012 was noted.

2. It was agreed that a comment should be considered in response.

Resolved: Cllr Strickland with Mr Peter Brown (Neighbourhood Plan) to draft a comment in response. The deadline for submission is 4 August 2017.

310/17 Fairmead Farm - Binsted

Cllr Mrs Wallsgrove referred to planning application WA/63/16/PL. Field access across the carriageway is being used by heavy duty vehicles and not light vehicles as in the application. A change of use had been submitted from B1 to B8. She will update further when information becomes available.

311/17 Neighbourhood Plan (NP) review

Cllr Mrs Clark reported that background work has started. Mr Peter Youatt will be writing to landowners included in the Neighbourhood Plan.

312/17 Neighbourhood Plan Steering Group

Cllr Mrs Clark reported that the application for Barnfield House was being monitored very carefully. Cllr Mrs Wallsgrove will be assisting Mr John Kilford with the Design Statement. The NP committee should be invited to the Planning meeting on 1 August 2017. She gave an overview of content and publicity of the Public Meeting on 28 July 2017, which she will circulate beforehand.

Resolved: To invite The NP committee to the Planning meeting on 1 August 2017.

313/17 Highways

1. Cllr Mrs Clark referred to the A27 by-pass and questioned by the parish council as a stakeholder had not received consultation information from Highways England when others had.

Resolved: The Clerk to mail Highways England accordingly.

2. Cllr Mrs Clark reported that a report that been received from WSCC Highways in response to the Freedom of Information request regarding West Walberton Lane. It shows that on average 8 potholes are being reported a year. Potholes are not a parish council responsibility and members should report defects in the road directly to WSCC themselves.

3. Cllr Mrs Clark reported that HGV's have been driving through the village along The Street in contravention of the heavy vehicle prohibition signs. It is clear that drivers are relying on Sat Navs and are ignoring the signs.

Resolved: The Clerk to request an additional sign to be placed at the western end of The Street by the village green

314/17 South Downs National Park

Cllr Mrs Wallsgrove had nothing to report.

315/17 Cluster Liaison Planning

Cllr Mrs Clark reported that apologies had been sent for the last meeting and she doesn't yet know when the next one will be.

316/17 Conservation issues

Cllr Mrs Clark expressed disappointment at the Arun District Council's Conservation Advisory Committee had objected to the planning application for Red Cottage.

317/17 Any other business

Cllr Mrs English expressed a view on the proposed cycle path at Fontwell.

318/17 Date of next meeting

Tuesday 1 August 2017. The following meeting will be on Thursday 24 August 2017.

Signed.....

Date.....