

## LANCING PARISH COUNCIL

### Minutes of the Meeting of the Planning Committee held on Wednesday 21 February 2018 at 7:00pm

**Councillors present:** Robin Monk (Chair); Douglas Bradley (Minutes 76 to 81.9), Clive Burghard, Lee Cowen (Minutes 76 to 81.9), Emma Purnell (Minutes 81.4 to 81.11) and Jean Turner.

**Ex-officio:** Cllr Mick Clark.

**Officer:** Vally Fish, Assistant Clerk.

**Public:** Two.

**76. Apologies**

None.

**77. Declaration of Substitute Members**

None.

**78. Declarations of Interest**

None.

**79. Public Forum/Questions.**

None.

**80. Minutes of the previous meeting held on 24 January 2018**

**Resolved** – That the Minutes of the previous meeting be approved.

**81. Planning Applications**

At this point, it was agreed to bring forward items 81.4 and 81.9.

- 81.4 1 North Farm Road ([AWDM/0024/18](#))** - Outline Planning Permission (including details of access and layout) for the erection of new two-storey dwelling to west elevation of No.1 with four parking spaces to be shared by the two dwellings following the demolition of existing detached garage to west.

**Resolved** – That the application be recommended for refusal on the grounds that the proposal is considered to be overdevelopment, not in keeping with the area and would set a precedent for similar developments in the local area.

- 81.9 Land Along the Northern A27 Boundary Between Coombes Road and the River Adur ([SDNP/18/00434/FUL](#))** - Provision of a footpath/bridleway between Footpath 2049 and Coombes Road running parallel alongside the A27 northern boundary with associated hard/soft landscaping and retaining structures.

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**Resolved** – Members expressed concerns regarding this application due to the proposed height and gradient of the bridleway not complying with recommendations by the British Horse Society. Due to the insufficient information, it was agreed to defer this decision to another meeting (Full Council or an extraordinary meeting if necessary) and for members to arrange a site visit.

- 81.1 86 Freshbrook Road ([AWDM/0062/18](#))** - Householder application for permitted development for prior approval for single-storey extension to rear of property measuring 6metres from rear wall of the original house, maximum height 2.945metres and height of eaves of the extension 2.769metres.

**Resolved** – It was noted that the decision notice given by Adur District Council stated prior approval is not required for this development.

- 81.2 86 Freshbrook Road ([AWDM/0056/18](#))** - Application for Certificate of Lawfulness for proposed log cabin in rear garden (to be used as an office).

**Resolved** – It was noted that Adur District Council had given notice of this proposed work or development not needing its permission. The Council will not be approving or refusing the proposal, so comments are not invited.

- 81.3 15 Burrell Avenue ([AWDM/0041/18](#))** - Retention of rear conservatory (retrospective).

**Resolved** – No objection.

- 81.5 Old Shoreham Road Surgery 36 - 38 Old Shoreham Road ([AWDM/0084/18](#))** - Change of Use of existing property from Doctors Surgery (D1) to a semi-detached pair of bungalows, including roof extensions to form barn ends, rear dormer windows and side infill extension; plus 4no. car parking spaces at front.

**Resolved** – No objection.

- 81.6 60 Brighton Road ([AWDM/0034/18](#))** - Single-storey rear extension to south elevation with roof terrace above and steps down to rear garden (all to replace existing structures).

**Resolved** – No objection.

- 81.7 50 West Way ([AWDM/0108/18](#))** - Lawful Development Certificate for proposed rooms in roof with side hip to gable roof extension, rear dormer to north-east elevation and two roof lights to front (south-west) elevation.

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**Resolved** – It was noted that Adur District Council had given notice of this proposed work or development not needing its permission. The Council will not be approving or refusing the proposal, so comments are not invited.

**81.8 Amberley Court, Freshbrook Road ([AWDM/1863/17](#))** - Retention of timber electric buggy store to south east of Amberley Court (retrospective).

**Resolved** – No objection.

**81.10 69 Grand Avenue ([AWDM/0159/18](#))** - Householder application for permitted development for prior approval for single-storey rear extension with an overall depth of 3.8m from rear wall of the original dwelling, maximum height 3m and maximum height of eaves 2.7m.

**Resolved** – No objection.

**81.11 73 North Farm Road ([AWDM/0174/18](#))** - Single-storey rear extension to east elevation to replace existing conservatory.

**Resolved** – No objection.

**Meeting Closed:** 7.35pm.

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