



BOGNOR REGIS TOWN COUNCIL

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MINUTES OF THE PLANNING AND LICENSING COMMITTEE MEETING

HELD ON TUESDAY 29th OCTOBER 2019

PRESENT: Cllr. S. Goodheart (Chairman) (during Min. 123),
Cllrs: J. Barrett, Ms. A. Sharples, W. Smith
(during Min. 123) and Mrs. J. Warr (until Min. 131)

IN ATTENDANCE: Mrs. J. Davis (Civic & Office Manager)

The Meeting opened at 6.31pm

118. CHAIRMAN'S ANNOUNCEMENTS AND APOLOGIES FOR ABSENCE

In the absence of Cllr. Goodheart, it was **AGREED** that the Vice Chairman, Cllr. Mrs. Warr, should act as Chairman for the meeting until such time that Cllr. Goodheart may arrive.

The Chairman welcomed those present and went through the evacuation procedure in the event of a fire. Apologies for absence were received from Cllr. Mrs. Daniells, who was away, and Cllr. Erskine who was working.

119. DECLARATIONS OF INTEREST

Members and Officers were reminded to make any declarations of Disclosable Pecuniary and/or Ordinary Interests that they may have in relation to items on this Agenda.

Members and Officers should make their declaration by stating:

- a) the item they have the Interest in
- b) whether it is a Disclosable Pecuniary or Ordinary Interest
- c) the nature of the Interest
- d) if it is an Ordinary Interest whether they intend to leave the room for the discussion and vote
- e) if it is a Disclosable Pecuniary Interest, and therefore must leave the room for the discussion and vote, whether they will be exercising their right to speak on this matter under Public Question Time

They then need to re-declare their Interest and the nature of the Interest at the commencement of the item or when the Interest becomes apparent. They should request that it be recorded in the Minutes that they

will leave the meeting and will neither take part in discussion, nor vote on the item.

In accordance with good practice, individual forms were available to those Councillors present in order that they could personally record their Interests - both Disclosable Pecuniary and Ordinary. These forms should be returned to the Committee Clerk at the end of the meeting to enable all declarations of Interest to be accurately recorded in the Minutes. Members were reminded that it is their responsibility to notify the Monitoring Officer of all Disclosable Pecuniary Interests or Ordinary Interests notifiable under the Council's Code of Conduct, not already recorded on their Register of Interests Form, within 28 days.

The Chairman reminded Members to declare their Interests as any arise or again at the relative point in the meeting if they have already.

There were no declarations of Interest

120. TO APPROVE THE MINUTES OF THE PLANNING AND LICENSING COMMITTEE MEETING HELD ON 8th OCTOBER 2019

The Committee **RESOLVED** to **AGREE** and approve the Minutes of the Meeting held on 8th October 2019 as an accurate record of the proceedings and the Chairman signed them.

121. ADJOURNMENT FOR PUBLIC QUESTION TIME AND STATEMENTS

There were no members of the public present.

122. CLERK'S REPORT FROM PREVIOUS MINUTES

There was nothing to report.

123. TO CONSIDER PLANNING APPLICATIONS ON LISTS DATED 4th, 11th AND 18th OCTOBER 2019

Cllr. Smith arrived at the Meeting

Cllr. Goodheart arrived at the Meeting and took the Chair

123.1 The Committee noted that there were no views from other Town Councillors to report.

123.2 The Committee noted that representations had been received from the public in respect of Planning Application BR/258/19/L. No representations had been received from neighbouring parishes, in respect of these applications.

123.3 The Committee, having considered the applications, **RESOLVED** that its representations be forwarded to ADC (Appended to these Minutes as **Appendix 1**).

124. TO CONSIDER COMMENTING ON ANY SIGNIFICANT PLANNING APPLICATIONS OUTSIDE THE WARDS OF BOGNOR REGIS, THAT MAY IMPACT ON THE INFRASTRUCTURE OF BOGNOR REGIS ON LISTS DATED 4th, 11th AND 18th OCTOBER 2019

There were none.

125. It was **RESOLVED** to vary the order of business to take Agenda items 13 and 14 next.

126. TO RESOLVE TO SUSPEND STANDING ORDERS (S.O. 16.1) TO CONSIDER REVISITING THE PREVIOUS DECISION, OR MAKING FURTHER COMMENT, FOLLOWING AMENDMENTS SUBMITTED BY THE APPLICANT, REGARDING PLANNING APPLICATION BR/120/19/PL - THE BANDSTAND, THE PROMENADE, BOGNOR REGIS (MIN. 23.3 OF 4th JUNE 2019 REFERS)

The Committee **RESOLVED** to Suspend Standing Orders (S.O. 16.1 refers) to enable them to give further consideration of Planning Application BR/120/19/PL, following amendments submitted by the applicant.

Members **RESOLVED** to further consider their previous decision and Standing Orders were therefore reinstated.

127. TO RECEIVE AN UPDATE REGARDING PLANNING APPLICATION BR/120/19/PL - THE BANDSTAND, THE PROMENADE, BOGNOR REGIS (MIN. 23.3 OF 4th JUNE 2019 REFERS)

The Civic & Office Manager's report was **NOTED**.

Whilst Members acknowledged the omission, for now, of the previously proposed Perspex sheeting to the railings, there remained concern about the safety of Perspex being fitted at high level, particularly during high winds.

Additionally, having considered the amendments submitted by the applicant, Members continued to have concerns that alterations and repairs would not be in keeping with the Listed Building. The Committee agreed that the Bandstand on the Promenade was close to the heart of the Town and an iconic part of Bognor Regis.

Members again expressed their desire for a site visit with the applicant so that further information could be sought by Members and questions asked directly. The request for Members to attend a site visit with the applicant was first made in June, when the Town Council's representation was submitted to ADC. In September, having received no response to the original request, a letter was sent to ADC's Group Head of Planning asking that a site visit be arranged for Members. With no response having been received to the letter, the Civic & Office Manager contacted the Senior Planning Officer at ADC to enquire as to the likelihood of arranging a site visit. Eventually, the offer of a phone call from ADC to speak with the Civic & Office Manager came only the day prior to this Planning and Licensing Committee Meeting, with no offer of a site visit being arranged.

Having considered the amendments submitted by the applicant in respect of Planning Application BR/120/19/PL, Members **RESOLVED** to **AGREE** that their **OBJECTION** to the application stand.

128. NOTIFICATION OF ANY APPLICATIONS TO BE CONSIDERED AT THE NEXT ADC DEVELOPMENT CONTROL COMMITTEE MEETING

ADC Development Control Meeting - 6th November 2019.

BR/120/19/PL and BR/121/19/L - The Bandstand, The Promenade, Bognor Regis - Application under Regulation 3 of the Town & Country Planning (General Regulations) 1992 for the reinstatement of missing pieces of ornamental metalwork; redecoration of entire structure; removal of yellow brick plinth and step, and reinstatement with red brick; relocation of entrance gate from south elevation to west elevation; infilling of open east and west sides with new railing to match existing; removal of existing lighting and provision of new; fitting of horizontal ceiling; removal of concrete floor finish; laying of new non-slip tiles in geometric pattern; fitting of Perspex sheeting at high level to prevent rainwater penetration

It was noted that the Planning and Licensing Committee had raised an **OBJECTION** to Planning Applications BR/120/19/PL and BR/121/19/L at the meeting held on 4th June 2019 (Min. 23.3 refers).

Members **RESOLVED** to **AGREE** that the Chairman, Cllr. Goodheart, be registered to speak at the ADC Development Control Meeting, to be held 6th November 2019, in objection of Planning Applications BR/120/19/PL and BR/121/19/L.

129. TO CONSIDER PREMISES LICENCE APPLICATIONS INCLUDING ANY VARIATIONS AND ANY OTHER LICENCE APPLICATIONS

129.1 Licensing Act 2003

**Premises: Bognor Pier Leisure Ltd, Club Vision and Sports Bar, Bognor Pier, The Esplanade, Bognor Regis
Licence Number: 9528**

The Committee noted the application for the Variation of a Premises Licence to vary the licensed activity to include the sale and supply of alcohol for consumption off the premises.

Members were opposed to the idea of the sale and supply of alcohol for consumption off the premises. The basis for this opposition was the likely effect of the grant of the licence variation on the promotion of the licensing objectives. Members were concerned that a grant of the application was not 'appropriate' for the promotion of the licensing objectives.

The application proposes that alcohol would be sold for consumption off the premises between 08:00 and 05:00, seven days a week. Granting a licence would provide a further source of alcohol within an area already heavily populated with licensed premises and there were concerns of potential increases in crime, disorder and public nuisance placing added pressure on local police.

Residents in neighbouring properties to which the food and alcohol, ordered online, is delivered may be subject to noise nuisance and antisocial behaviour at all hours of the day and night.

Whilst the steps intended to be taken, to promote the protection of children from harm, have been described in the application, these steps only take into account the eligibility of the person placing the order and receiving the delivery. They do not account for under-age persons present in the property.

There were also concerns about the promotion of public safety. The rationale to order home-delivered food at 04:00, for instance, may solely be for the purpose to facilitate access to alcohol to persons already under the influence. Members are supportive of campaigns such as Drink Aware that promote the sensible consumption of alcohol.

Members, therefore, **RESOLVED** to **OBJECT** to the Variation of the Premises Licence being granted, and instructed that their representation be submitted to the Licensing Authority.

129.2 Licensing Act 2003

Premises: William Cole Ice Rink, 1-2 Place St Maur Des Fosses, Bognor Regis
Reference Number: 112946

The Committee noted the application for a Premises Licence for the supply of alcohol Monday to Sunday from 10:00 until 21:30 hours, from 21/11/19 until 05/01/20.

Members **RESOLVED** to raise **NO OBJECTION** to the Premises Licence being granted, subject to the satisfaction of the Licensing Authorities.

130. It was **RESOLVED** to vary the order of business to take Agenda item 12 next.

131. TO NOTE RESPONSES RECEIVED FOLLOWING INVESTIGATION INTO LOCAL OPINION ON POTENTIAL CHANGES TO CURRENT TRAFFIC REGULATION ORDER IN DURBAN ROAD AND TO AGREE THE NEXT STEPS (MIN. 65 OF 6th AUGUST 2019 REFERS)

The Civic & Office Manager's report was **NOTED**.

Members discussed the feedback received from local businesses and residents in relation to an application for a Traffic Regulation Order in Durban Road. It was felt that the support of such an Order was not sufficiently evident to submit an application to West Sussex County Council.

Members, therefore, **RESOLVED** to **AGREE** that no further action be taken.

Cllr. Mrs. Warr gave her apologies and left the Meeting

Cllr. Smith left the Meeting

132. TO RECEIVE A REPORT FROM THE RECENT JWAAC HIGHWAYS & TRANSPORT SUB-GROUP MEETING HELD 22nd OCTOBER 2019 AND AGREE ANY ACTIONS

As the Town Council's appointed representative to the JWAAC Highways & Transport Sub-Group, Cllr. Goodheart gave a verbal report to Members following on from the Sub-Group Meeting held on 22nd October 2019.

Cllr. Smith returned to the Meeting

Cllr. Goodheart reported that the Sub-Group had received a presentation on 'Improving Local Places and Spaces' addressing local council and community groups partnership working.

This initiative, and other possible projects for community group partnership working, is to be discussed at a future meeting of the relevant Committee.

133. TO RECEIVE A REPORT ABOUT TREE PROTECTION ORDERS

The Civic & Office Manager's report, giving information about the application process for Tree Protection Orders, was **NOTED**.

134. CORRESPONDENCE

The Committee **NOTED** receipt of correspondence previously circulated. In addition, the following was brought to Members attention:

Additional correspondence included: -

- 134.1** Arun District Council - Notification that ADC intends to adopt the 'Open Spaces, Playing Pitches and Built Indoor Facilities', Supplementary Planning Document October 2019, and 'Parking Standards', Supplementary Planning Document October 2019, at Full Council on 15th January 2020.
- 134.2** Housing, Communities and Local Government Committee - Evidence Session with the Secretary of State to be held 28th October 2019
- 134.3** West Sussex County Council - Latest Planned Roadworks report, 23rd October - 22nd November 2019
- 134.4** WSCC - Temporary Traffic Regulation: Public Notice that the use of (and parking on) Orchard Way, Bognor Regis from junction with Orchard Way Roundabout to junction with Durban Road (Westbound Only) is temporarily prohibited from 18/11/19 at 09:30 until 19/11/19 at 16:00. The restriction will be in place day-time only between 09:30 – 16:00 to allow for carriageway patching works.

The Meeting closed at 7.45pm

APPENDIX 1
PLANNING AND LICENSING COMMITTEE MEETING HELD ON 29th OCTOBER 2019
REPRESENTATIONS ON PLANNING APPLICATIONS ON LISTS DATED 4th, 11th AND 18th OCTOBER 2019

The Planning and Licensing Committee of Bognor Regis Town Council **RESOLVED** as follows:

BR/256/19/PL 2 Cavendish Road Bognor Regis PO21 2JW	Conversion of existing store to 3 No. bed dwelling	NO OBJECTION
BR/258/19/L The Royal Norfolk Hotel The Esplanade Bognor Regis PO21 2LH	Listed building consent to form new external door opening to west elevation	NO OBJECTION
BR/274/19/PL Flat 2, Oakhurst 22-24 Upper Bognor Road Bognor Regis PO21 1FW	Single storey rear extension	NO OBJECTION
BR/241/19/HH 12 Stratton Court Bognor Regis PO22 8DP	Side extension to replace garage conversion	NO OBJECTION

<p>BR/231/19/PL 86 Annandale Avenue Bognor Regis PO21 2EX</p>	<p>Erection of first floor rear extension to provide 1 No. 2 bed flat (resubmission following BR/317/18/PL)</p>	<p>NO OBJECTION</p>
<p>BR/275/19/PL Newman House 21 Sturges Road Bognor Regis PO21 2AH</p>	<p>Garage/store block</p>	<p>OBJECTION Members were unable to support Planning Application BR/275/19/PL as it was not possible to determine how access to the garage/store block would be achieved, from the information supplied, with concerns about the possible effect that access might have on the highway.</p>
<p>BR/259/19/PD 20 Sudley Road Bognor Regis PO21 1EU</p>	<p>Notification for Prior Approval under Schedule 2, Part 3, Class O for a proposed change of use from office use on ground floor (B1(a)) into 2 No. flats (C3 Dwellinghouse)</p>	<p>NO OBJECTION</p>
<p>BR/273/19/HH 3 Roman Fields Bognor Regis PO21 5XA</p>	<p>Part two storey part single storey side extension and part conversion of garage to habitable use and dormer windows to front and rear</p>	<p>NO OBJECTION</p>
<p>BR/268/19/PL Flat 2 Benizi Court Clarence Road Bognor Regis PO21 1LR</p>	<p>Replacement of small double rear access doors to one single door, new steps & handrail</p>	<p>NO OBJECTION</p>