



## Southbourne Parish Council

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### REPORTS PLANNING 11<sup>th</sup> JANUARY 2024

#### AGENDA ITEM 1

##### CHAIRMAN'S WELCOME AND INTRODUCTION

#### AGENDA ITEM 2

##### APOLOGIES FOR ABSENCE

*Members are reminded that apologies for absence should be submitted to the Clerk ahead of the meeting and the reason for non-attendance.*

#### AGENDA ITEM 3

##### TO APPROVE AND SIGN THE MINUTES OF THE MEETING OF SOUTHBOURNE PARISH COUNCIL'S PLANNING COMMITTEE HELD THURSDAY 30<sup>TH</sup> NOVEMBER 2023

Members are asked to approve the minutes of the meeting of Southbourne parish council's planning committee held Thursday 30<sup>th</sup> November 2023

**Present:** Cllrs: A. Tait (Chair), J. Money, N. Redman, S. Rosenberg & J. Walker. Cllr. T. Bangert (from Min 151)

**In Attendance:** M. Carvajal-Neal (Deputy Clerk) 2 Representatives re: item 8.5 and 1 Member of the public.

##### 97.CHAIR'S WELCOME AND INTRODUCTION

The Chair welcomed everyone and opened the meeting at 6.00 pm.

##### 98.APOLOGIES FOR ABSENCE

Apologies had been received from Cllr L. Meredith who had work commitments.

##### 99.TO APPROVE AND SIGN THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 9<sup>TH</sup> NOVEMBER 2023

Members **AGREED** to **APPROVE** the Minutes of the Planning Committee held on 9<sup>th</sup> November and they were signed by the Chair.

##### 100. DECLARATIONS OF INTEREST

There were no declarations of interest at this time

##### 101. ADJOURNED FOR OPEN FORUM

*The meeting was adjourned at 18.04pm*

**101.1** Mr Kynoch, owner of Priors Leaze Veterinary Centre spoke in support of his application SB/23/02458/FUL.

Including;

Chair of the Council: Cllr. Amanda Tait  
Deputy Chair of the Council: Cllr. Neil Redman

Clerk: Sheila Hodgson  
Deputy Clerk: Maria Carvajal-Neal

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- The current application achieves nitrate neutrality.
  - The application does not involve changes to the building.
  - The residence will be used by an existing member of staff.
  - The application would mean a reduction of journeys by staff particularly those having to travel to the surgery at night to offer nighttime care.
  - The changes would mean that the building would be more secure overnight.

Members of the committee thanked Mr Kynoch for his time in attending the meeting and engaging with the Parish Council. Members are aware that there is a need for overnight and emergency veterinary care for animal owners in Southbourne and they thanked Mr Kynoch for re-applying for planning to ensure that this service can be offered. They were sorry that he had had so much inconvenience with his first application.

*The meeting was reconvened at 18.10pm*

*It was **PROPOSED** and unanimously **AGREED** to change the order of business and **CONSIDER** agenda item 8.5 next.*

**102.** SB/23/02458/FUL- Members considered this application and **AGREED** that they **SUPPORT** the application.

*It was **PROPOSED** and unanimously **AGREED** to return to the order of business.*

**103. CLERK'S UPDATE**

There were no updates.

**104. ADJOURNMENT FOR PRESENTATIONS**

There were no requests to present.

*Cllr T. Bangert joined the meeting at 6.14 pm.*

**105. CONSIDERATION OF PLANNING APPLICATIONS WEEK 45-47**

**105.1** 23/02417/DOM & LBC Members considered this application and **AGREED** that they had **NO OBJECTION** to the application.

**105.2** 23/02334/DOM Members considered this application and **AGREED** that they had **NO OBJECTION** to the application.

**105.3** 23/02405/DOM Members considered this application and **AGREED** that they had **NO OBJECTION** to the application.

**105.4** 23/02406/DOM Members considered this application and **AGREED** that they had **NO OBJECTION** to the application.

**105.5** 23/02546/DOM Members considered this application and **AGREED** that they had **NO OBJECTION** to the application.

**106. CONSIDERATION OF AMENDED PLANNING APPLICATIONS**

There were no applications for consideration.

**107. CONSIDERATION OF PLANNING APPEALS:**

**107.1 THORNHAM MARINA: DCLG REF NO: APP/L3815/C/22/3311612 APPLICATION NO: SB/19/00103/CONCOU.** Members **NOTED** that there was still no update.

**108. NEIGHBOURHOOD PLAN- TO RECEIVE AND NOTE ANY UPDATES REGARDING THE NEIGHBOURHOOD PLAN AND TO CONSIDER ANY RECOMMENDATIONS.**

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At this point Cllr Bangert declared that she is a Cabinet Member at CDC and the Neighbourhood Plan will come before Cabinet for approval. However, she felt that this would not impact on any items for consideration within this agenda.

Members **NOTED** that there had been a meeting of the NPSG on 30<sup>th</sup> November. The notes had been circulated by the Deputy Clerk and Members confirmed that they had received and read them. The Chair gave a verbal update on the next stages of the process including the timeline of the referendum and the plans made with officers regarding engaging the public.

The Deputy Clerk provided quotes for printing and distributing literature and the Chair **PROPOSED** that Members **APPROVE** a £1100 budget for these items plus 10% contingency, a total budget of £1210. Members voted and unanimously **AGREED** to budget £1210 for printing and distribution of literature for the NP referendum. To be funded from the Neighbourhood Plan Budget.

**109. TO REVIEW ALL PERMITTED AND PENDING APPLICATIONS IN THE SOUTHBOURNE PARISH AREA.**

Members **NOTED** any updates to the list. The Chair will recirculate a revised copy. Cllr Bangert confirmed that the second application for The Sussex Brewery is due to go to CDC on 10<sup>th</sup> January, this application has been reassigned to a new officer.

The Chair advised that both Four Acre and Willowbrook will go to CDC on 6<sup>th</sup> December. She has another appointment and may not be able to attend. Cllr Bangert **AGREED** to read out a statement on behalf of the committee. Cllr Bangert also advised that recent changes mean that a Councillor must now read out statements on behalf of a non-attende, this can no longer be done by Officers.

**110. CONSIDERATION OF PLANNING TRAINING FOR COUNCILLORS.**

Members unanimously **AGREED** to book training with Andrea Pellegram at the earliest opportunity, as soon as budget allows. Members were reminded that this will be a one-off training session and all Members will need to be available to attend. Members also **AGREED** that those wishing to undertake the training with Mulberry may do so, this can be booked via Officers.

**111. TO NOTE DATE AND TIME OF NEXT MEETING.**

Thursday 11<sup>th</sup> January 2024, 6pm at St John's Church Centre.

The meeting closed at 6.50pm

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**AGENDA ITEM 4**

**DECLARATIONS OF INTEREST**

*Members and officers are invited to make any declarations of disclosable pecuniary and/or ordinary interests that they may have in relation to items on this agenda and are reminded that they should re-declare their interest before consideration of the item or as soon as the interest becomes apparent and if not previously included on their register of interests to notify the monitoring officer within 28 days.*

**AGENDA ITEM 5**

**ADJOURNMENT FOR PUBLIC OPEN FORUM**

*The Chair will adjourn the meeting for Open Forum. During these sessions members of the public will be permitted to speak and ask questions. Members are asked to note that no decision can be made during this time and any item requiring further discussion will need to be deferred to a future agenda.*

**AGENDA ITEM 6**

**CLERK'S UPDATE**

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*The Clerk will give an update on items that are for information only and do not require a decision.*

6.1 Officers received extensions for comments on any applications received over the Christmas period.

## **AGENDA ITEM 7**

### **ADJOURNMENT FOR PRESENTATIONS**

7.1 One Life Church re: SB/22/02787/FUL. Demolition of existing church meeting hall and temporary reception structure replaced with a new church hall building, landscaping car parking and associated works. Address: New Life Christian Church, Main Road, Southbourne. [22/02787/FUL | Demolition of existing church meeting hall and temporary reception structure replaced with a new church hall building, landscaping car parking and associated works. | New Life Christian Church Main Road Southbourne West Sussex PO10 8HA \(chichester.gov.uk\)](#)

## **AGENDA ITEM 8**

### **CONSIDERATION OF PLANNING APPLICATIONS WEEK 48- WEEK 1**

Members are asked to **CONSIDER** the following planning applications presented to the Committee via the local planning authority. Members are further asked to **AGREE** to support, object to or remain neutral and **AGREE** to any comments to be submitted to the local planning authority.

Week 48- No applications

Week 49- No applications

Week 50-

8.1 23/02593/DOM [23/02593/DOM | Single storey side extension, single storey side and rear extension, front porch and pool to rear garden with roof extension to rear elevation and side dormer to east elevation. | Dilwyn 51 Breach Avenue Southbourne Emsworth West Sussex PO10 8NB \(chichester.gov.uk\)](#)

Week 1-

8.2 SB/23/02559/DOM - Case Officer: Annie Gietzold

Mr Alan Hounsham

Shalom Ham Lane Prinsted Emsworth

New conservatory on south elevation and single storey extension on the north elevation.

O.S. Grid Ref. 476535/105544

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S3WSM7ERFSI00>

8.3 SB/23/02586/DOM - Case Officer: Freya Divey

Mr & Mrs King

23 Manor Gardens Southbourne Emsworth West Sussex

Proposed wrap-around single-storey extension and garage conversion.

O.S. Grid Ref. 476490/106140

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S45QN7ERFUU00>

8.4 SB/23/02690/FUL - Case Officer: Emma Kierans

Mr and Mrs Doye

Timber Cottage Lumley Road Southbourne Emsworth

Replacement dwelling.

O.S. Grid Ref. 475226/105992

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S4U4D4ERG2Z00>

8.5 SB/23/02813/PLD - Case Officer: Annie Gietzold

Mr David Moon

42 Smallcutts Avenue Southbourne Emsworth West Sussex

Proposed lawful development single storey extension.

O.S. Grid Ref. 476872/106278

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S5K9Y9ERGBI00>

## AGENDA ITEM 9

### CONSIDERATION OF AMENDED PLANNING APPLICATIONS

9.1 21/02460/FUL Replacement of first windows and door and new external staircase. | 306 Main Road Southbourne Emsworth West Sussex PO10 8JN [21/02460/FUL | Replacement of first windows and door and new external staircase. | 306 Main Road Southbourne Emsworth West Sussex PO10 8JN \(chichester.gov.uk\)](#)

See additional correspondence from CDC officer circulated separately.

9.2 23/00024/OUT | Erection of up to 84 dwellings with associated parking, public open space, drainage and alterations to access (all matters reserved except for access). | Land To The North Of Penny Lane Penny Lane Hermitage PO10 8HE [23/00024/OUT | Erection of up to 84 dwellings with associated parking, public open space, drainage and alterations to access \(all matters reserved except for access\). | Land To The North Of Penny Lane Penny Lane Hermitage PO10 8HE \(chichester.gov.uk\)](#)

Not on the weekly list

9.3 SB/22/02787/FUL. Demolition of existing church meeting hall and temporary reception structure replaced with a new church hall building, landscaping car parking and associated works. Address: New Life Christian Church , Main Road, Southbourne. [22/02787/FUL | Demolition of existing church meeting hall and temporary reception structure replaced with a new church hall building, landscaping car parking and associated works. | New Life Christian Church Main Road Southbourne West Sussex PO10 8HA \(chichester.gov.uk\)](#)

## AGENDA ITEM 10

### CONSIDERATION OF PLANNING APPEALS:

10.1 THORNHAM MARINA: DCLG REF NO: APP/L3815/C/22/3311612 APPLICATION NO: SB/19/00103/CONCOU. TO NOTE ANY UPDATE AND CONSIDER ANY ACTIONS

The Case Officer has changed from Kate Parfrey to Craig Maxwell

Case Details		Dates	
Case Type	Enforcement Notice Appeal	Start Date	13 Dec 2022
Local Planning Authority	Chichester District Council	Questionnaire due	27 Dec 2022
		Statement(s) due	24 Jan 2023
Case Officer	Craig Maxwell	Interested Party Comments due	24 Jan 2023
Procedure	Written representations	Appellant/LPA Final Comments due	14 Feb 2023
Status	In Progress	Inquiry Evidence due	N/A
Decision and Outcome	Not yet decided	Event Date	Not arranged
Case Link Status	Not Linked	Decision Date	Not yet decided
Linked Cases	0		

## AGENDA ITEM 11

NEIGHBOURHOOD PLAN- TO RECEIVE AND NOTE ANY NOTES AND UPDATES REGARDING THE NEIGHBOURHOOD PLAN AND TO CONSIDER ANY RECOMMENDATIONS.

No meetings have taken place as such there are no notes. The Chair may wish to give a verbal update.

Regarding the referendum, Officers have produced a leaflet which will be posted to all residents in early January. A newsletter has also been issued, regular posts are made to Facebook and the SPC website has been updated with details of how to vote.

## AGENDA ITEM 12

**TO REVIEW ALL PERMITTED AND PENDING APPLICATIONS IN THE SOUTHBOURNE PARISH AREA AND TO CONSIDER ANY REQUIRED ACTIONS. INCLUDING TO RECONSIDER ANY PREVIOUS COMMENTS MADE ACCORDING TO NEWLY REVISED NEIGHBOURHOOD PLAN POLICIES.**

12.1 Hamcroft [23/02114/FUL | Proposed development of 140 residential units, associated landscaping and parking. | Hamcroft Main Road Nutbourne Chichester West Sussex PO18 8RN](#)

12.2 Please **NOTE** Penny Lane was considered under amended applications.

12.3 [23/02209/FUL | 2 no. detached dwellings and associated works. | Land North And East Of 127 Main Road Southbourne West Sussex \(chichester.gov.uk\)](#)

22/01751/FUL	Wayside	permitted		8
20/01898/REM	Breach Ave	permitted	36 complete	
22/00157/REM	Cooks Lane	permitted		199
22/01284/FULEIA	Harris Scrap yard/Oak Farm	Permitted on appeal		103
21/03365/FUL	Priors Orchard/traveller site	Permitted on appeal	9 houses	
22/00593/FUL	South Lane	permitted		8
22/01903/OUT	4 Acres	permitted		40
Sum				403
21/01910/OUT	Willow Brook	refused		67
23/00024/OUT	Penny Lane	pending		84
23/02114/FUL	Hamcroft	pending	140 HELAA states	120
21/00596/EIA	Hallam/Behind Tuppenny Barn	EIA pending		110
22/01005/FUL	Sussex Brewery	reapplication		1
Sum				402
Total				805

## AGENDA ITEM 13

**TO NOTE THE STOP NOTICE AND ENFORCEMENT NOTICE AS SERVED BY CDC TO THE OCCUPIER OF THORNHAM PRODUCTS.**

Circulated separately.

**NPPF- TO NOTE THE CHANGES AS CIRCULATED AND TO RECEIVE AND NOTE THE ADVICE NOTES FROM THE CONSULTANTS.**

Members are asked to **NOTE** the updates to the NPPF including the advice notes from the consultants, circulated separately.

## AGENDA ITEM 14

**TO NOTE DATE AND TIME OF NEXT MEETING.**

Thursday 1<sup>st</sup> February 2024, 6pm at St. John's church centre.