

## SOUTHBOURNE PARISH COUNCIL

The Village Hall  
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22 September 2021

Southbourne Parish Council Planning Committee,

You are hereby summoned to a meeting of the Planning Committee on **Thursday 30 September 2021 at 7 pm** On Teams.

**Members of the press & public are welcome & have a right to attend; please contact the clerk for a link.**

### AGENDA

1. **Apologies.**
2. **Declarations of Disclosable Pecuniary Interests**
3. **Minutes** of the meeting held on 19 August 2021 (*attached*).
4. **Open forum.**
5. **Planning Applications for consideration** (*attached*).
6. **Planning Appeal(s)** (if any).
7. **Date of Next Meeting:**

To: Mrs Bangert, Mr Brown, Mr Jennings, Mr Redman, Ms Tait, Mr Taylor, C. Bulbeck

#### Filming and use of social media

During this meeting the public are permitted to film the Committee or use social media, providing it does not disrupt the meeting. You are encouraged to let the Clerk know in advance if you wish to film. Mobile devices should be switched to silent for the duration of the meeting.

## **SOUTHBOURNE PARISH COUNCIL**

### **Minutes of the Southbourne Parish Council Planning Committee held on Thursday 19 August at 7 pm. in St John's Church Centre, Southbourne.**

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Present: Parish Cllrs: *Mrs. T. Bangert, Mr. C. Bulbeck, Mr. R. Hayes, Mr. N. Redman, Ms Tait (Chairperson) Mr. R. Taylor.*

In attendance: *L. Hicks (SPC Chair) K. Bain (Locum clerk).*

**Apologies:** Parish Cllrs: Mr. J. Brown. Absent: Mr. J. Jennings.

**Appointment of Planning Committee Vice-Chairperson:** A. Tait asked for nominations. T. Bangert nominated by R. Taylor, seconded by N. Redman; T. Bangert accepted.

**Declarations of Disclosable Pecuniary Interests:** None

**Minutes of the meeting held on 22 July 2021:** *Approved: Proposed by: A. Tait, seconded by: R. Taylor.*

**Open forum:** No matters raised.

#### **Planning Applications considered:**

**1]**

APPLICATION NO: SB/21/02137/TPA

LOCATION: Land East Of 1 Jubilee Mews Southbourne

PROPOSAL: Crown reduce by 2m on 3 no. Silver Birch trees (T1-T3) subject to SB/99/00916/TPO.

**Agreed to defer to the decision of the tree officer.**

**2]**

APPLICATION NO: SB/21/02213/FUL

LOCATION: 6 St Johns Road Southbourne PO10 8PB

PROPOSAL: Demolition of existing bungalow and erection of 2 no. semi-detached two-bed chalets with work-from-home office space, plus associated external works O.S. Grid Ref. 476512/106184

**Objection agreed by 4 members; 1 no objection noted. Objection made for the following reasons:**

- There is not enough information on the nitrate investigations.
- There needs to be a clear plan for management of any construction, particularly due to the proximity of the site to the school and the frequent use of the footpath by school children.

**The proposed development is too overbearing for the site.**

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**3]**

APPLICATION NO: SB/21/02238/FULEIA

LOCATION: Gosden Green Nursery 112 Main Road Southbourne PO10 8AY

PROPOSAL: Erection of 29 no. (8 no. affordable and 21 no. open market) new dwellings, public open space, landscaping, parking and associated works (following demolition of existing buildings

**Unanimous objection for the following reasons:**

**Strategic Policy 2 paragraphs 176 and 177 of the NPPF published July 2021 state that that great weight should be given to conserving and enhancing landscape and scenic beauty in National Parks, the Broads and Areas of Outstanding Natural Beauty; this site is in the AONB.**

**This site is contrary to SPNPR 2019 SB – B and SB2**

**4]**

APPLICATION NO: SB/21/02297/HDG

LOCATION: Four Acre Nursery Cooks Lane Southbourne PO10 8LQ

PROPOSAL: Removal of existing hedgerow on southern boundary that runs at frontage of Four Acre Nursery along Cooks Lane.

**Unanimous objection agreed by all members present: Objection made for the following reasons:**

**The hedgerow is an ancient hedgerow; as reported in the archaeological survey submitted with the application. 20/02987/OUT -**

**The hedgerow fulfils the criteria as set out in Part II of the Hedgerows Regulations 1997.**

**The hedgerow is marked as ancient following an extensive hedgerow survey undertaken as part of the proposed Neighbourhood Plan.**

**There can be no need for full removal of this hedge for the sites current use. Proper maintenance and trimming would be sufficient.**

**5]**

APPLICATION NO: 21/01428/FUL

LOCATION: Land South East Of Thornham Point Thornham Lane Southbourne

PROPOSAL: Proposed ground mount PV solar arrays

**Unanimous no objection subject to the implementation of the recommendations of the Chichester harbour Conservancy.**

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**Planning decisions received:** Noted

**i) APPLICATION NO:** SB/21/01400/DOM

**LOCATION:** Fieldside Prinsted Lane Prinsted Southbourne PO10 8HS

**PROPOSAL:** Change of external materials and change to size and positions of existing doors and windows

**DECISION:** PERMIT

**PC COMMENT:** No objection

**ii) APPLICATION:** SB/21/01682/DOM

**LOCATION:** 49 Thorney Road Southbourne PO10 8BL

**PROPOSAL** Various alterations and additions to fenestration and removal of chimney

**DECISION:** PERMIT

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**PC COMMENT:** -(no objection – *but* - internal rooflight shading requested; *Condition 3 of the decision notice states:*

*'The development hereby permitted shall not first be brought into use until the rooflights to be installed on the west and east roof planes have been fitted with internal dusk-dawn screen blinds. Once installed, the blinds shall be closed every day, between dusk and dawn the following day. Thereafter, the blinds shall be retained as operational, unless otherwise agreed by the Local Planning Authority.'*

**iii) APPLICATION NO:** SB/21/01787/DOM

**LOCATION:** 11 Mountwood Road Southbourne PO10 8NA

**PROPOSAL:** Single storey rear extension and replacement of existing garage with garage and summer room.

**DECISION:** PERMIT

**PC COMMENT:** No objection

**(iv) APPLICATION NO:** SB/20/02297/FUL

**LOCATION:** Land North West Of 139 Main Road, Southbourne. **Applicant:** Junnell Homes

**PROPOSAL:** Construction of 8 no. dwellings, access, landscaping and associated works

**DECISION:** Made at CDC planning committee on 11.08.21 – *'Defer for further information'*.

**PC COMMENT:** Objection

**8.        Planning Appeal(s):** None.

**9.        Date of Next Meeting:** Thursday 9<sup>th</sup> September @ 7pm in St John's Church Centre, Southbourne.

Meeting closed at 7.30pm

Signed.....

Date.....

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**1]**

**APPLICATION NO:** SB/21/01902/DOM

**CASE OFFICER:** Alicia Snook

**PROPERTY:** 22 Gordon Road Southbourne PO10 8AZ

**PROPOSAL:** Proposed 2 No. Front Dormers.

**DEADLINE:** 27.09.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QUSO5IERJMA00>

**2]**

**APPLICATION NO:** SB/21/01835/DOM

**CASE OFFICER:** Alicia Snook

**PROPERTY:** 26 Manor Road Southbourne PO10 8LX

**PROPOSAL:** Replacement roof, infill first floor extension and loft conversion.

**DEADLINE:** 04.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QUH91EERJDJ00>

**3]**

**APPLICATION NO:** SB/21/02318/DOM

**CASE OFFICER:** Oliver Nash

**PROPERTY:** Brent Knoll 95 Stein Road Southbourne Emsworth

**PROPOSAL:** Single storey side extension to provide two additional rooms and an ensuite shower room.

**DEADLINE:** 08.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QX0JYUER0WY00>

**4]**

**APPLICATION NO:** SB/21/02532/TPA

**CASE OFFICER:** Henry Whitby

**PROPERTY:** 31 Russet Gardens Hermitage Southbourne Emsworth

**PROPOSAL:** Crown reduce by 2.5m (back to previous pruning points) and removal of north-west facing limb (diameter of 20cm) overhanging extension on 1 no. Oak tree (T12) subject to SB/94/00896/TPO.

**DEADLINE:** 24.09.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QY1HBJER0ZW00>

**5]**

**APPLICATION NO:** SB/21/02387/TPA

**CASE OFFICER:** Henry Whitby

**PROPERTY:** Oaktree 1 Alfrey Close Southbourne Emsworth

**PROPOSAL:** Crown reduce by 2.5m (all round back to previous pruning points) on 1 no. Holm Oak tree (T1) subject to SB/84/00879/TPO.

**DEADLINE:** 24.09.20

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QXBLTJER0PD00>

**6]**

**APPLICATION NO:** SB/ 21/02603/OUT

**CASE OFFICER:** Jane Thatcher

**PROPERTY:** 1 Green Acre Inlands Road Nutbourne

**PROPOSAL:** Change of use of the land to use as a building site compound (Variation of Condition 1 from Appeal Decision ref. APP/L3815/C/19/3233587 - to extend the time within which the use must be discontinued and to include the alternative use of the land for agricultural purposes).

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**DEADLINE:** 07.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QYGB0ZERMEY00>

**7]**

**APPLICATION NO:** SB/21/02689/DOM

- **CASE OFFICER:** Rebecca Perris

**PROPERTY:** The Warren Nutbourne Park Nutbourne PO18 8TX

**PROPOSAL:** Removal of rear conservatory and erection of single storey extension, removal of front conservatory to form a bay window and removal of and replacement of porch.

**DEADLINE:** 12.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QZ3STOERMVF00>

**8]**

**APPLICATION NO:** SB/21/02756/DOM

**CASE OFFICER:** Rebecca Perris

**PROPERTY:** Pippins 9 Priors Close Southbourne PO10 8LJ

**PROPOSAL:** Single storey rear extension. Change use of loft space to habitable accommodation to extend over new extension including new dormer, and associated works. Replacement garage.

**DEADLINE:** 11.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QZF8O8ERN3S00>

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**9]**

**APPLICATION NO:** SB/21/02301/DOM

**CASE OFFICER:** Maria Tomlinson

**PROPERTY:** Highview House Linwood Close Nutbourne Chichester

**PROPOSAL:** Proposed double garage extension to existing property. Proposed porch and single storey extension to rear

**DEADLINE:** 05.10.21

**LINK:**<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QWWJZBER10R00>

**10]**

**APPLICATION NO:** SB/21/02460/FUL

**CASE OFFICER:** Sascha Haigh

**PROPERTY:** 306 Main Road Southbourne

**PROPOSAL:** Alterations and conversion of first floor accommodation to two-bedroom flat

**DEADLINE:** 12.10.21

**LINK:** <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QXQDQUERLV100>