

## SOUTHBOURNE PARISH COUNCIL

The Village Hall  
First Avenue  
Southbourne  
Emsworth  
PO10 8HN

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Clerk to the Council  
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17 September 2020

Dear Member,

You are hereby summoned to a meeting of the Planning Committee on **Tuesday 22 September 2020 at 6.30 p.m.** This meeting is being held remotely in accordance with the Coronavirus Act 2020\*.

R A Davison  
Clerk

### AGENDA

1. **Apologies.**
2. **Declarations of Disclosable Pecuniary Interests.**
3. [Minutes](#) of the meeting held on 1 September 2020 (attached).
4. **Open forum.**
5. [Planning Applications](#)

To consider and comment on the following planning applications notified by Chichester District Council (attached).

6. **Planning Appeal(s)** – if any.
7. **Date of Next Meeting** – 13 October 2020

#### TO:

**Mrs Bangert**  
**Mr Jennings**

**Mr Bulbeck**  
**Mr Redman**

**Mr Hayes**  
**Miss Tait**

**Mr G Hicks**  
**Mr Taylor**

#### \*Coronavirus Act 2020

The Coronavirus Act 2020 enables parish councils to meet 'remotely' (i.e. by video or teleconference or by live streaming amongst other means) and provides for the press and public to also attend the meeting 'remotely'. If you wish to do so, please e mail the Clerk at least 20 minutes before the meeting starts so that you can be sent a link to join the meeting. Members of the press and public are advised to email the Clerk as far in advance as possible as if technical issues prevent them from joining the meeting it will not be possible to provide technical support once the meeting has started. As with normal meetings, you will only be permitted to speak at the Chairman's discretion and you are therefore requested to ensure your device is muted at all times unless invited to speak.

The Clerk's e mail address is [clerk@southbourne-pc.gov.uk](mailto:clerk@southbourne-pc.gov.uk) or scan this code:



**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.

For a copy of agendas and associated planning applications please scan this code:



MINUTES of the Planning Committee meeting held on 1 September 2020 in accordance with the Coronavirus Act 2020.

Present: Miss Tait (Chairman), Mrs Bangert, Mr Hayes, Mr G Hicks, Mr Jennings and Mr Redman and Mr Taylor.

One member of the public.

### **Apologies for Absence**

48. Apologies were received from Mr Bulbeck.

### **Declarations of Disclosable Pecuniary Interests**

49. None

### **Minutes**

50. Resolved – That the minutes of the meeting held on 11 August 2020 be approved as a correct record and be signed by the Chairman.

### **Open Forum**

51. None.

### **Planning Applications**

52.SB/20/01898/REM

John Tulloch

Land East Of Breach Avenue Southbourne Hampshire

Reserved matters application for 34 dwellings with details of the appearance, landscaping, layout and scale pursuant to the grant of outline planning permission (Local Authority Ref: SB/16/03569/OUT) granted on appeal Ref: APP/L3815/W/17/3173380.

Objection, subject to confirmation that the following will be considered and implemented:

- 1.It is noted that the WSFRS mentioned the need for 1 fire hydrant. The Council queries whether one is sufficient. Also the water pressure is very low in this area and was a problem for the WFRS in dealing with the very recent fire in Breach Avenue.
- 2.Assurance that the East and future Southern link accesses are provided for pedestrians, cyclists and disabled only and indicated as such on plans. The Council also queries where the southern link will actually link into.
- 3.The housing mix is satisfactory but the Council requires an assurance that open communication will between the private and rental properties will be facilitated by Radian if problems arise.
- 4.The Council questions why no or little planting of any type on the Northern and Southern boundaries is included in the planting scheme although the plans suggest there will be.
- 5.The Council concurs with CDC's pre-application advice (para 3.11 of the Planning statement) and notes that the replacement of the proposed 1.8m

close boarded fence with planting has not been addressed by the applicant. The boundary treatment could be dealt with by planting indigenous hedges and trees. It is suggested that this might provide an green open space link with the proposed development to the East.

6.Dwellings should (not may) be constructed from material sourced from sustainable suppliers. Dwellings should (not may) incorporate renewable energy technology and rain water harvesting.

7.Bat bricks to be located in buildings on the South or South East elevations.

8.The proposed wildflower area should be of indigenous species only.

9.Waste building material should be removed from the site and adequate topsoil laid to ensure plants can grow.

10.The 10% net gain in biodiversity should be demonstrated.

11.External letter boxes should be provided on flats to facilitate postal deliveries.

53.SB/20/01933/DOM

Mr & Mrs Barker

Shiloh Inlands Road Nutbourne Chichester

Annexe for use ancillary to the main dwelling.

No objection

54.SB/20/02010/CEXT

Rob Collett

Land West Of Garsons Road Southbourne Hampshire

Modification of condition 12 from outline permission 15/02505/OUT to extend construction hours to 0730-1800 Monday to Friday and 0800-1800 on Saturday.

Members noted that this application had already been permitted by the District Council under the new Regulations.

55.SB/20/01991/FUL

New Life Christian Church

New Life Christian Church Main Road Southbourne PO10 8HA

Retention of entrance lobby/reception to existing meeting hall permitted under SB/06/05792/FUL.

No objection.

56.SB/20/01999/TCA

Ms J Brotherton

Walnut Tree Farm Prinsted Lane Prinsted Southbourne

Notification of intention to crown reduction by up 3m on 2 no. Silver Birch trees (T1\_T2).

The Council defers to the Tree Officer on this application.

57.SB/20/02017/DOM

Mr Derek Morton

12 Hurstwood Avenue Southbourne Emsworth Hampshire

Demolition and replacement of garage.

No objection.

58.SB/20/02016/FUL

Mrs Louise Gasser

Southbourne Infant School 50 New Road Southbourne Emsworth

Creation of a running track.

No objection.

59.SB/20/02026/TPA

Mr Phillips

44 Breach Avenue Southbourne PO10 8NB

Reduce height by 6m (to old knuckle points) on 4 no. Poplar trees (marked on plan as T1, T2, T3, T4) within group, G1 subject to SB/75/00869/TPO.

The Council defers to the Tree Officer on this application.

Chairman

The meeting closed at 7.35 p.m.



**Planning Applications**

**Week 35**

SB/20/01539/FUL - Case Officer: William Price

Mr A Ward

6 St Johns Road Southbourne PO10 8PB

Demolition of bungalow and erection of 2 no. semi-detached 3 bed chalet bungalows with associated works.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QC4DEOERKJV00>

SB/20/01976/DOM - Case Officer: Calum Thomas

Mr Robert Langley

3 Mountwood Road Southbourne Emsworth Hampshire

Two storey side extension to form garage, WC, utility room and two first floor bedrooms.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QENCI2ER0WY00>

SB/20/02068/DOM - Case Officer: Maria Tomlinson

Mr & Mrs Graham Robinson

20 Thorney Road Southbourne PO10 8BL

Extension of rear single storey kitchen and replacement window at first floor.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QF8ZI6ERMUL00>

**Week 36**

No applications

**Week 37**

SB/20/01883/DOM - Case Officer: Vicki Baker

Mr Richard Cobb

9 Patricia Way Nutbourne PO18 8FX

Change of use of part of attached garage into living space, including new fenestration to the rear of the property.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QE63HFERM1200>

SB/20/02073/TPA - Case Officer: Henry Whitby

Green Roots Nursery \_ Preschool

Green Roots 231 - 233 Main Road Southbourne Emsworth

Reduce height by 2m and reduce widths by 1.5m on 1 no. Silver Birch tree (T1) subject to SB/97/00908/TPO.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QF9IMSER0ZW00>

SB/20/02077/FUL - Case Officer: Maria Tomlinson

Mr J Sullivan

Marina Farm Thorney Road Southbourne Emsworth

Redevelopment of previously developed land. Removal of existing 5 no. buildings.

Proposed 1 no. dwelling.

<https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QF9OLNERMVZ00>

### **Week 38**

No applications