

Clerk to the Council
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Minutes of the Meeting of Southbourne Parish Council's Planning Committee held 23rd February 2022

Present: Cllrs: A. Tait (Chairman), T. Bangert, J. Brown, C. Bulbeck, J. Jennings, D. James and R. Taylor

In Attendance: S. Hodgson (Clerk) and 4 members of the public.

65. CHAIRMAN'S WELCOME AND INTRODUCTION

The Chairman welcomed everyone and opened the meeting at 6.35pm

66. APOLOGIES FOR ABSENCE

There were no apologies for absence

67. TO APPROVE AND SIGN THE MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 27TH JANUARY 2022

Members **AGREED** to **APPROVE** the Minutes and they were signed by the Chairman.

68. DECLARATIONS OF INTEREST.

Councillor D. James Declared an Interest in planning application SB/21/03665/FUL as he had made a personal comment to the planning authority ahead of the meeting and therefore would not be taking part in any vote.

69. ADJOURNED FOR OPEN FORUM

The Chairman adjourned the meeting at 6.45 pm for open forum.

One member of the public read a statement in relation to application SB/21/103665/FUL and also spoke on Agenda Item 7, Appeal Notification 20/02987/OUT- APP/L3815/W/21/328513

Members **NOTED** these comments

Another member of the public echoed the above comments

The Chairman reconvened the meeting at 6.50pm

70. CONSIDERATION OF PLANNING APPLICATIONS

I. SB/21/03665/FUL

Councillors **AGREED** to **OBJECT** the application and raised the following comments:

- The site had originally been designated as a site for the travelling community. The only permitted change of use would be for agricultural purposes. Members felt there was a definite need for the traveller site

- This is where the “green ring” is at its weakest and there is nothing within the application to support this
- There is very little green space, and the proposed road would take what little is there
- The brick road will be destroyed by construction traffic
- Access is a major issue - Priors Orchard – Inlands Road
- Access already overloaded the crossroad would be dangerous
- Sewer system already inadequate more homes will compound the problem
- Nitrate Neutrality - not clear how this will be achieved
- If the site is good enough for housing it is good enough for travelling community

Members were also disappointed that the application was just below the threshold for affordable housing numbers.

II. SB/21/03499/DOM

Councillors unanimously **AGREED** to **SUPPORT** the application. There were no objections.

III. SB/22/00042/DOM

Councillors unanimously **AGREED** to **SUPPORT** the application. There were no objections.

IV. SB/22/00027/DOM

Councillors unanimously **AGREED** to **SUPPORT** the application. There were no objections.

V. SB/22/00149/DOM

Councillors unanimously **AGREED** to **SUPPORT** the application. There were no objections.

VI. SB/22/00005/TPA

Councillors unanimously **AGREED** to **SUPPORT** the application. There were no objections.

71. CONSIDERATION OF PLANNING APPEALS

I. Appeal Notification - Four Acres Nursery - 20/02987/OUT - APP/L3815/W/21/3285137

The Council wishes to comment that the original objections raised against the initial application still stand.

Members **NOTED** that to date, there has been no response regarding the Enquiry

72. NEIGHBOURHOOD PLAN – TO NOTE ANY UPDATES ON THE EXAMINATION

There were no updates

Members **AGREED** to **RESOLVE** to change the order of business and consider the additional Agenda Item

73. CONSIDERATION OF PLANNING APPLICATION 22/00157/REM – RESERVED MATTERS APPLICATION PURSUANT TO OUTLINE PLANNING APPLICATION (REFERENCE SB/18/03145/OUT) FOR 199 DWELLINGS AND ASSOCIATED DEVELOPMENT FOR ALL MATTERS APPEARANCE, LAND NORTH OF COOKS LANE, SOUTHBOURNE, HAMPSHIRE

The Chairman asked Members to Note that this application has already been granted permission and comments should be in relation to the proposed development plans not as an objection to the application itself. Members also Noted that CDC have granted an extension to SPC for comments.

Members raised a number of concerns as follows:

- Green space – North Site/Breech Avenue merged but not contributing
- Back to back housing – overlooking into properties
- Energy efficient report – will meet national regulations but nothing to suggest going beyond
- Foot and Cycle path are they separate? If not is it wide enough to accommodate both
- The Cycle Forum would like to extend the connection into Cooks Lane
- No reference to the mast – where is it going to go?
- Transport and pedestrian safety - a major concern during construction
- Construction Management – what are provisional operational details?

Following discussion Members **AGREED** for a letter to be sent to Bloor Homes to invite a representative to the next meeting for a Q&A session.

Members also asked for an A3 copy of the Site Plan to be made available for the next meeting.

73. TO NOTE TIME AND DATE OF NEXT MEETING

Next meeting will be 10th Thursday 27th January 2022 at 18:30pm, St John's church, Southbourne

The Chairman closed the meeting at 7.20pm

Signed.....

Dated.....