**Draft** Notes of the Advisory Group to the Planning Committee meeting held on Thursday 17 June 2021 at 7:30pm

**Present:** Cllr S Bramwell Smith Cllr B Garrett

Cllr R Gowlett (Chair) Cllr J Sheppard Cllr J Towers

**In attendance:** District Cllrs P Plant and D Rodgers

Members of the

Public: Mrs S James

*Meeting opened at 7:30pm*

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| AGP 1-22 | **Apologies for absence**  Cllr P MacDougall and District Cllr A Moss had given apologies. |
| AGP 2-22 | **Declarations of Disclosable Pecuniary Interests**  None. |
| AGP 3-22 | **Public Open Forum**  Queried how CDC’s Planning Department was operating at present and what time frames they were operating to? District Cllr Rodgers responded saying that Planning Officers were under extreme pressure, there was a lot of work to be done and a shortage of resources. The Planning Office would be opening again on Monday 21 June 2021. |
| AGP 4-22 | **Planning Applications** |
| AGP 4-22.1 | CH/21/01469/DOM - Case Officer: Alicia Snook (extension agreed)  Mr J Gray Woodlands Broad Road Nutbourne PO18 8SW  Erection of additional storey, double storey extension to east and internal alterations.  **Resolved:** That the Clerk report that the Group had no objection and no comment to make. |
| AGP 4-22.2 | CH/20/03321/OUTEIA REVISED – Case Officer: Jane Thatcher  Land North of A259 Flat Farm Main Road Chidham West Sussex  Outline planning application (with some reserved matters except Access) for 68 no. dwellings and provision of associated infrastructure  It was queried why formal letters on the other two applications 20/03319 and 20/03320 had not been received from CDC’s Planning Officers.  **Resolved:** That the Clerk report that the amendments to these three applications did not change the responses already made by this Parish Council and the reasons stated for objection still stood. |
| AGP 4-22.3 | CH/20/01139/OUT REVISED - Case Officer: Maria Tomlinson  Land South of Springfield Hambrook Hill South Hambrook Chidham West Sussex  Outline planning application all matters reserved – Erection of 1 no. 3 bed dwelling in garden to south of existing house  The letter from CDC had not specifically stated what the amendment was. Cllr Towers advised that this appeared to be the 4th iteration of a nitrate neutrality statement. The application was contrary to NPPF para 79, Local Plan Policy 45 and Interim Housing Position Statement 6.2.1. No further comment had been received from Southern Water and Natural England and we would like to see these in order to comment further.  **Resolved:** That the Clerk submit an objection based on the above comments. |

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| AGP 5-22 | **Planning Decisions** |
| AGP 5-22.1 | CH/21/01365/ADJ  Marine Management Organisation Grey Thatch Harbour Way Chidham Chichester West Sussex PO18 8TG  MMO Ref: MLA/2021/00165  Proposal: Raising height of sea defences  NO OBJECTION |
| AGP 5-22.2 | CH/21/00298/DOM  Peter Schofield Lyndale Broad Road Nutbourne PO18 8SW  Single storey side extension.  PERMIT |
| AGP 5-22.3 | CH/20/02888/TPA  Mrs Linda Mould 7 Hazel Copse Hambrook Chichester West Sussex PO18 8EQ  Crown reduce by 3m (all round) back to previous pruning points on 1 no. Oak tree (Quoted as T1, TPO'd nos. T4) subject to CH/08/00135/TPO.  PERMIT |
| AGP 5-22.4 | CH/21/00233/DOM  Mr Rob MacDonald Wight Cottage Main Road Nutbourne PO18 8RT  Demolition of lean-to and erection of single storey side/rear extension and replacement conservatory, two storey annex to far east of the site, with ground floor garage and pilates studio and first floor bedroom with en-suite.  PERMIT |
| AGP 6-22 | **Planning Appeals** |
| AGP 6-22.1 | CH/20/01826/FUL - Case Officer: Andrew Robbins  Land Adjoining A27 Scant Road West Hambrook Chidham West Sussex PO18 8UA  Mixed use development comprising 118 dwellings (including 36 affordable dwellings), public open space, landscaping and associated works and a retail convenience store with community space above all accessed via Broad Road.  Public Inquiry 01-Sep-2021 VIRTUAL  A formal response had been collated by Cllr Garrett and circulated to members for comment.  **Resolved:** That the agreed final version be sent to the Planning Inspectorate by close of consultation tomorrow 18 June. **Action:** Clerk to send to the CDC case officer to be added to the portal. This link could then be shared with the resident who had requested to view the Council’s submission. |
| AGP 6-22.2 | Appeals in progress:  CH/20/00412/OUT - Case Officer: Joanna Bell  Land Off Broad Road Broad Road Hambrook PO18 8RF  Outline Application for the construction of 35 no. affordable residential dwellings for first time buyers and those looking to rent their first home (Paragraph 71 entry-level exception site), with all matters reserved other than access.  Informal Hearing |
| AGP 6-22.3 | Court matters:  CH/20/00534/FUL - Land South of The Stables, Hambrook  Breach Of Enforcement Notice  Original first hearing adjourned by the court due to Covid restrictions to 30/7/21 at Brighton Magistrates’ Court.  All papers served on the defendant. |
| AGP 7-22 | **Planning Enforcement** |
| AGP 7-22.1 | CH/21/00144/CONHH – Case Officer: Tara Lang  Long Acres, Drift Lane, Bosham, Chichester  Chalet building under construction |
| AGP 7-22.2 | Land North of Good View  The Clerk had circulated an update on the background to this application.  **Resolved:** That the Clerk query the timescale for resolution of this matter by application or by enforcement and circulate photos taken by Cllr Garrett. |
| AGP 7-22.3 | The Granary Barn, Steels Lane, Chidham  The case remains open and under investigation. |
| AGP 8-22 | **Chair’s Report**  The Chair had nothing to report. |
| AGP 9-22 | **Co-option of residents to the Planning Committee**  The Clerk briefed the group regarding the rules for co-option of residents to committees. A selection process would be required. Members commented that residents had helped Planning Committee members with specific applications in the past which had worked well.  The proposal to co-opt residents to the Planning Committee, on being put to the vote, was not supported. In the first instance the Council should seek help from other members following which assistance from outside the Council should be sought. |
| AGP 10-22 | **Any Other Business**  - A recent application had been received in respect of an Existing Lawful Development (ELD) at Grey Thatch. Mr N Hebden had attended the last meeting of the Planning Committee advising that there would be 2 applications forthcoming on this property – the ELD application and a second one referring to new build. They may be errors in the submission relating to the roundabout which may not be 100% owned by the owners of Grey Thatch. An extension on this application was requested until Friday 30 July 2021. **Action:** Clerk to request.  - Residents were concerned about the cutting of a hedgerow to the north of Broad Road. It was likely not to be WSCC as they state that they do not carry out hedge cutting during bird nesting season. Suggested that Neame Sutton be contacted to find out whether this has been authorised by them. |
| AGP 11-22 | **Date of Next Meeting**  The date of the next Advisory Group to the Planning Committee meeting is 15 July 2021. |

Meeting closed at 8:18pm

Signed by:

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Signed: Chairman Date:

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