**Draft** notes of the Advisory Group to the Planning Committee meeting held remotely by Zoom on Thursday 20 October 2022 at 7:30pm

**Present:** Cllr B Garrett Cllr R Gowlett

Cllr S Johnson Cllr M Savory Cllr J Towers (Chair)

**In attendance:** Clerk & RFO

**Also in attendance:** District Cllrs P Plant and A Moss

**Members of public:** None

*Meeting opened at 7:30pm*

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| AGP 34-23 | **Apologies for absence**  Apologies had been received from Cllr S Bramwell Smith and from District Cllr David Rodgers. | |
| AGP 35-23 | **Declarations of Disclosable Pecuniary Interests**  None. | |
| AGP 36-23 | **Notes of the last meeting**  **Recommendation under the Scheme of Delegation dated 27 May 2021 and revised on 5 May 2022:**  That the notes of the last meeting held on 21 July 2022 be agreed as a correct record and be signed by the Clerk noting this minute number.  The notes of the meeting of the Planning Committee held on 29 September 2022 were discussed and noted subject to the following amendments:  Minute 23-016 para 3; sentence 3: He stated that the area of land referred in the ELD was grossly overstated and that the decision notice should be amended.  Minute 230-017.1 first sentence: Committee members **had** visited the site…. | |
| AGP 37-23 | **Public Open Forum**  No members of public were present. | |
| AGP 38-23 | **Planning Applications** | |
| AGP 38-23.1 | [CH/22/02415/TPA](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RITQPBERLT400) - Case Officer: Henry Whitby (Wk40)  Mr Dicky Houweling The Acorn Priors Leaze Lane Hambrook Chidham Crown reduce by 20% (all round) on 2 no. Oak trees (T1 and T2) subject to SB/83/00877/TPO.  **Recommendation under the Scheme of Delegation dated 27 May 2021 and revised on 5 May 2022:**  That the Committee had no objection to this planning application. | |
| AGP 38-23.2 | [CH/22/02062/DOM](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?keyVal=RGEMF5ERJYD00&activeTab=summary) – Case Officer: Rebecca Perris (Wk 42)  Stonecroft, Main Road, Bosham, West Sussex, PO18 8P  One and a half storey extension with associated roof works, 1 no. proposed Juliet balcony to southern elevation, 1 no. dormer to western elevation and installation of solar panels to eastern elevation. Demolition of existing garage replaced with proposed triple garage/carport with home office above.  **Recommendation under the Scheme of Delegation dated 27 May 2021 and revised on 5 May 2022:**  That the Committee had no objection to this planning application but would comment as follows:   * This is subject to the Harbour Conservancy having no objection to this application * That a condition be added to the effect that the home office/triple garage is only used in future as domestic accommodation. | |
| AGP 38-23.3 | [SB/22/02173FUL](https://chidhambrookpc-my.sharepoint.com/personal/clerk_chidhamandhambrook-pc_gov_uk/Documents/Documents/CHIDHAM%20+%20HAMBROOK%20PC/Governance%20&amp;%20Admin/Committee%20Meetings/Planning%20Committee/2022/2022.10.20%20F2F/22/02173/FUL%20|%20Provision%20of%20a%20balcony/viewing%20platform%20on%20the%20roof%20of%20building.%20|%20Thorney%20Island%20Sailing%20Club%20Church%20Road%20West%20Thorney%20Emsworth%20West%20Sussex%20PO10%208DS%20(chichester.gov.uk)) - Case Officer: Louise Brace  Thorney Island Sailing Club, Church Road, West Thorney, Emsworth, West Sussex PO10 8DS  Provision of a balcony/viewing platform on the roof of building  The Council is being consulted on this Southbourne planning application as the neighbouring parish.  **Recommendation under the Scheme of Delegation dated 27 May 2021 and revised on 5 May 2022:**  That the Committee had no objection to this planning application. | |
| AGP 39-23 | **Planning Decisions** | |
| AGP 39-23.1 | [CH/22/01929/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RFO3LQERJCY00)  Mr Tim Doran Woodlands Drift Lane Chidham West Sussex PO18 8PR Replacement dwelling and associated landscaping. (Variation of conditions 2 and 4 of permission 19/02643/FUL - amended design and materials).  PERMIT | |
| AGP 40-23 | **Planning Appeals** | |
| AGP 40-23.1 | 20/03378/OUT  **IN PROGRESS**  Case Officer: Andrew Robbins  Informal hearings  ADJOURNED (Extension granted 8 weeks from 8/9/22) | Land At Flat Farm Hambrook West Sussex PO18 8FT  Outline Planning Permission With Some Matters Reserved (Access) - Erection of 30 dwellings comprising 21 market and 9 affordable homes, access and associated works including the provision of swales. |
| AGP 40-23.2 | 20/03320/OUTEIA  **IN PROGRESS**  Case Officer: Jane Thatcher  Public Inquiry: 4-20 January 2023 | |
| AGP 40-23.3 | 20/03321/OUTEIA  **IN PROGRESS**  Case Officer: Jane Thatcher  Public Inquiry: 4-20 January 2023 | Land North of A259 Flat Farm Main Road Chidham West Sussex  Outline planning application (with all matters reserved except access) for up to 68 no. dwellings and provision of associated infrastructure.  Cllr Towers agreed to write to the CDC Planning Officer to find out about venue and the process ot be followed. District Cllr Moss had asked for an update but nothing received as yet. |
| AGP 40-23.4 | 20/01854/OUT  Case Officer: Jo Prichard  **COMPLETE**  21 September at 10:00am  Chichester City Council  **APPEAL ALLOWED** | Chas Wood Nurseries Main Road Bosham PO18 8PN  Outline permission for 26 no. dwellings with access, public open space, community orchard and other associated works (with all matters reserved except for access). Informal Hearings.  Representation from the Parish Council submitted 17 August 2022. Cllr S Johnson attended.  The process of the Appeal had been very fair but the result had hinged on the 5-year housing supply. |
| AGP 41-23 | **Planning Enforcement**  There were no further updates. | |
| AGP 42-23 | **Chair’s Report**   * Land at Harris Scrapyard – There has been huge contamination from the scrapyard over the years. This was a FULLEIA application. A meeting was requested with the developers, preferably on a Wednesday to understand the site and issues along the Ham brook. **Action: Clerk to arrange** * Penny Lane property in Southbourne – a public meeting had been arranged. * Coxes Farm - CDC had decided that it did not need an EIA. District Cllr Moss had taken this up with CDC Planning Officers. The Parish Council had requested an EIA. Cllr Towers was concerned about the use of the incorrect housing figure quoted in documents. She suggested we write to the CDC Planning Officer and ask for an explanation of why the EIA was not required and ask why they were still referencing 500 homes when the housing number for Chidham had been reduced and the Cabinet Member had agreed that that housing number should not be used. * The Village Hall was contacted by a PR company acting on behalf of a developer to hold a consultation event in the hall on 16 November from 4-7pm. It was not known which land this related to. * In a recent PMQ session in Parliament the Prime Minister had said they would be stopping the top-down government targets. The Council will refer to this in future planning issues. | |
| AGP 43-23 | **Any Other Business**  None. | |
| AGP 44-23 | **Date of Next Meeting**  The next meeting of the Planning Committee will be on 17 November 2022 at Chidham Village Hall. | |

The meeting closed at 20.16pm

Signed by:

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Signed: Chairman Date: