

Minutes of Earnley Parish Council Planning Committee Meeting held on the 23rd June
2016

PRESENT: Cllrs. Chris Charter (Chairman), Robert Carey, Sandy Simpson and Keith Martin

In attendance: Mrs. Louise Chater (Clerk)

P39.16 PUBLIC QUESTION TIME

None.

P40.16 APOLOGIES AND REASONS FOR ABSENCE

County Cllr. Pieter Montyn - prior commitment

P41.16 CODE OF CONDUCT

1. Declarations of Interest on items included on the agenda - none.
2. Dispensation requests - none.

P42.16 MINUTES

On a proposal by Cllr. Simpson, it was RESOLVED to agree and sign the minutes of the meetings 20th April 2016; this was duly completed.

P43.16 MATTERS ARISING NOT ALREADY COVERED BY THE AGENDA

None.

P44.16 PLANNING APPLICATIONS

16/02007/FUL - Case Officer Rachel Ballam

Darling Associates

Fairfield Batchmere Road Almodington PO20 7LH

Replacement dwelling

On a proposal by the Chairman it was RESOLVED to support the application as it is appropriate for the rural environment.

P45.16 SIGNIFICANT APPLICATIONS IN ADJACENT PARISHES

None.

P46.16 CHICHESTER DISTRICT COUNCIL PLANNING DECISIONS

16/01238/DOM

Mr P Tredwell

Napier House First Avenue Almodington Earnley PO20 7LP

Extension to provide garaging and additional accommodation as an alternative to permission 15/00438/DOM.

PERMIT

16/01111/FUL

Mr T Ditcham

116 Second Avenue Almodington Earnley PO20 7LF

Replacement dwelling.

WITHDRAWN

16/01412/DOM - Case Officer - Maria Tomlinson

Mrs Melissa Smith

Ashridge House Clappers Lane Earnley Chichester West Sussex PO20 7JJ

Replacement of garage with single storey side and rear extension.

Remodelling of dwelling

PERMIT

16/01459/FUL - Case Officer - Chris Bartlett

Mr & Mrs C Durant

Dragon Nursery Third Avenue Almodington Earnley PO20 7LB

Erection of 1 no. custom/self build dwelling - Alternative to dwelling permitted by virtue of Class P Prior Approval for Change of Use from Class B8 (Storage) to Class C3 (Dwellinghouse) under E/15/04244/PA3P

PENDING CONSIDERATION

16/01467/TCA - Case Officer - Henry Whitby

Mr James Pretorius

Sparrow Cottage Bell Lane Earnley Chichester West Sussex PO20 7HZ

Notification of intention to fell 1 no. Leyland Cypress tree (marked on plan as A1).

NOT TO PREPARE A TREE PRESERVATION ORDER

16/01465/FULEIA - Case Officer - Rhiannon Jones

Mr John Bunn

Breakwater North West Of West Sands Caravan Park, Mill Lane, Selsey Toe End beach stabilization scheme extending the existing rock armour by 170m along the Toe End frontage, installation of a 180m long timber splash wall to the rear of the rock armour, replacement of two dilapidated groynes with new timber groynes (35m long) on the same location and and shingle replenishment to replace eroded beach material.

PENDING CONSIDERATION

It was noted that the Environment Agency had not objected to the proposed works.

16/01577/DOM - Case Officer - Rachel Ballam

Ms A Berry

111 Second Avenue, Almodington, Earnley, PO20 7LF

Erection of 3 bay cart barn

PENDING CONSIDERATION

16/00933/OUT - Case Officer - Joanna Bell

Mr and Mrs Paul Knappett

Koolbergen, Kelly's Nurseries and Bellfield Nurseries Bell Lane Birdham

Erection of 77 houses B1 floorspace, retail and open space with retention of 1 dwelling

PENDING CONSIDERATION

It was noted that an updated traffic report had been submitted.

Mr C Sharpe

16/00528/COU - Case Officer - Chris Bartlett
Bell Inn Bell Lane Birdham West Sussex PO20 7HY
Change of use of Public House (A4) to 1 no. dwelling (C3).

PENDING CONSIDERATION

Market Appraisal Report has been submitted which concludes that the use as a public house is economically unviable. Conversion to a gastro pub or high quality dining experience with accommodation is more likely to succeed but would require significant investment. Therefore, a change of use to a dwelling would be most appropriate and viable re-use of the property.

16/00527/FUL - Case Officer: Chris Bartlett

Mr C Sharpe

Bell Inn Bell Lane Birdham PO20 7HY

Renovation and extension of existing public house to improve existing restaurant and bar areas including the provision of tourist accommodation. Construction of 3 no. detached dwellings and associated works within the grounds of the Bell Inn.

PENDING CONSIDERATION

P47.16 APPEALS, LICENCE APPLICATIONS AND ENFORCEMENT MATTERS

APP/L3815/C/15/3136912

Enforcement Case Ref: E/14/00118/CONCOU

Marsh Farm Barn Drove Lane

Case Officer- Reg Hawkes

Formation of new planning unit -planning application 14/03245/FUL

(application withdrawn) Enforcement Notice E/26

Appeal 13th July 2016 Assembly Room, North Street, Chichester & 14th

July Edes House, West Street, Chichester. On a proposal by Cllr. Martin,

it was RESOLVED Cllrs. Martin and Charter would attend and would

represent the Parish Council at the hearing if required.

CC/KM

Enforcement Case Reference: E/13/00277/CONMHC

Land North of Marsh Farm Barn Drove Lane

Case Officer - Reg Hawks

Planning application submitted 15/03735/FUL Chichester District Council closed the case due to the site being subject to an appeal.

Enforcement Case Reference: E/14/00120/CONHH

Marsh Farm Barn Drove Lane

Case Officer - Reg Hawkes

Erection of outbuilding - planning application 14/03245/FUL (application withdrawn)

Enforcement Case Reference: /15/00125/CONMHC
Land to rear of 94 First Avenue Almodington
Case officer - Reg Hawkes
Placing of static home without planning permission
Planning Application: 16/00217/FUL - permitted - case closed

Enforcement Case Reference: 14/00348/CONCCOU
Enforcement Notice E/27
Land at 107 First Avenue.
Appeal Application was submitted on 15 December 2015 appeal reference:
APP/L3815/W/15/3139635 requested appeal by written representation.

Enforcement Case Reference: 16/00043/CONCOU
Equipment Building
Drove Lane
A breach of planning control has been identified and the landowner has
been advised to submit a planning application.

E/16/00082/CONHMC - Case Officer - Reg Hawkes
Earnley Concourse Clappers Lane
Stationing of a mobile home

It was agreed to request an update on the outstanding planning **CLERK**
enforcement cases from the District Cllrs.

P48.16 EXTERNAL CORRESPONDENCE

1. Email from Mr Broomhead - "a little moan and a couple of questions".
On a proposal by Cllr. Simpson it was agreed to forward the email and
the additional papers submitted prior to the meeting commencing and
Cllr. Martin response to the District Cllrs. and Andrew Frost and
request that they respond directly to Mr. Broomhead and copy us in. **CLERK**

P49.16 REPORTS ON EXTERNAL MEETINGS

Cllr. Martin reported on the presentation given by District Cllr. Susan
Taylor on Community Trust Housing at the Manhood Peninsula Forum.

P50.16 ITEMS FOR FUTURE AGENDAS

None.

Meeting closed at 18.50pm

Signed: _____

Chairman Earnley Parish Council Planning Committee

Dated: _____