

PRESENT: Cllrs. Chris Charter (Chairman), John Stant and Keith Martin

In attendance: Louise Chater (Clerk)

P40.17 PUBLIC QUESTION TIME

None.

P41.17 APOLOGIES AND REASONS FOR ABSENCE

Cllr Robert Carey - holiday

Cllr Sandy Simpson - holiday

P42.17 CODE OF CONDUCT

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

2. Dispensation requests - none

P43.17 MINUTES

On a proposal by Chairman it was RESOLVED to agree and sign the minutes of the meeting held on 23rd March 2017; this was duly completed.

P44.17 MATTERS ARISING NOT ALREADY COVERED BY THE AGENDA

None.

P45.17 PLANNING APPLICATIONS

17/01189/PA3Q Case Officer - Fjola Stevens

Almodington Nurseries

Almodington Nurseries Batchmere Road Almodington Earnley Chichester West Sussex PO20 7LG

Proposed change of use from agricultural building to 3 no. dwellings (C3 Use Class)

On a proposal by the Chairman it was RESOLVED to make no comment.

17/01104/TCA - Case Officer - Summer Sharpe

Mrs Marilyn Niven

Jasmine Cottage Bell Lane Earnley Chichester West Sussex PO20 7HZ

Notification of intention to fell 1 no. Fir tree (T1).

On a proposal by the Chairman it was RESOLVED to make no objection.

17/01130/LBC- Case Officer - Paul Hunt

Mr And Mrs Cook

Mill House Bell Lane Earnley Chichester West Sussex PO20 7JD Replacement of existing windows

It was noted that the applicant had requested conservation double glazing on the front of the property to mitigate some of the traffic noise. On a proposal by the Chairman it was RESOLVED to make no objection,

P46.17 SIGNIFICANT APPLICATIONS IN ADJACENT PARISHES

None.

P47.17 CHICHESTER DISTRICT COUNCIL PLANNING DECISIONS

17/00473/DOM - Case Officer: - Rachel Ballam

Mr & Mrs Rudi & Julia Tyrrell

Seaview Clappers Lane Earnley PO20 7JJ

Rear single storey extension, front and rear first floor extensions with front balcony. Access stair to existing balcony and change of roof materials. First floor extension to store and associated alterations.

PENDING CONSIDERATION - Chichester District Council had requested an extension of time to determine until 5th May 2017.

17/00736/DOM

Mr & Mrs R Clowes

132A Almodington Lane Almodington Earnley PO20 7JU

Erection of detached garage

PENDING CONSIDERATION - it was noted that the neighbours had supported the application.

17/00023/DOM - Case Officer - Rachel Ballam

Mr & Mrs Knight

Witsend Nursery, Third Avenue, Almodington, Earnley, PO20 7LB

Front, rear and side extensions with remodelling

PERMIT

BI/17/00316/FUL - Case Officer: - Rhiannon Jones -

Mr John Matuszewski (Martin Grant Homes)

Rowan Nursery and Pippins Bell Lane Birdham Chichester

Demolition of existing 2 no. bungalows and construction of 27 no. dwellings (including 7 no. affordable units), access road and associated landscaping.

PENDING CONSIDERATION

EWB/17/00289/REM -Case Officer - Jeremy Bushell

Mr Robert Collett

Land South of Clappers Lane Earnley

Application for approval of reserved matters in respect of appearance, layout, scale and landscaping for the erection of 110 no. dwellings following outline planning permission 14/01806/OUT

PENDING CONSIDERATION - a significant number of substitute plans have been submitted by the applicant - however the Parish Committee RESOLVED to make no further comments.

17/00237/FUL - Case Officer - Maria Tomlinson

Mr & Mrs E Barnes

138 Easton Lane, Sidlesham, PO20 7JY

Change use of 2 no. roomed seasonal bed and breakfast accommodation building to dwelling house to include the addition of attached garage.

REFUSE

16/03235/FUL - Case Officer: - Rachel Ballam

Mr Ian Parker

Earnley Grange Almodington Lane Almodington Earnley

Retrospective application for conversion of redundant agricultural building to A3 cafe. Existing shed rebuilt to house toilet and proposed shed to be used as a shop.

PENDING DECISION - It was noted that the Case Officer had requested a meeting with the applicant to discuss the park options available on the site. On a proposal by the Chairman, it was AGREED that a Parish Council representative would attend the District Council Planning Committee to support the application.

17/00271/PA3Q - Case Officer - Maria Tomlinson
Mr And Mrs Berlevy
Hollybank Nursery Second Avenue Batchemere PO20 7LF
Change of use of agricultural building to 1 no. dwelling (C3 use class).
PRIOR APPROVAL REQUIRED HEREBY PERMITTED

P48.17 APPEALS, LICENCE APPLICATIONS AND ENFORCEMENT MATTERS

APP/L3815/W/173169679 - Case Officer - Jagoda Bartkowiak
16/02914/FUL - Case Officer - Chris Bartlett
Dragon Nursery, Third Avenue, Batchmere
Erection of 1 no. custom/self build dwelling - Replicating change of use to dwelling permitted by virtue of Class P Prior Approval for Change of Use from Class B8 (Storage) to Class 3 (Dwellinghouse) under E/15/04244/PA3P but with false pitch roof and roof lanterns
It was noted that Chichester District Council had submitted its statement of case.

APP//L3815/W/17/3167253 - Case Officer - Judith Birch
16/02934/FUL - Case Officer - James Cross
Mr M Romaniuk
136 Almodington Lane, Almodington, Earnley, PO20 7JR
Replace 2 no. outbuildings with 1 no. dwelling and attached garage.
Written appeal -CDC statement of case submitted - no further update

APP/L3815/W/16/3157478 - Case Officer: Neil Devereux
16/00527/FUL - Case Officer: Chris Bartlett
Mr C Sharpe
Bell Inn Bell Lane Birdham West Sussex PO20 7HY
The appeal is dismissed and planning permission for renovation and extension of existing public house to improve existing restaurant and bar areas including the provision of tourist accommodation and construction of 3 no. detached dwellings and associated works within the grounds of the Bell Inn is refused. However, it was noted that the landowner has extant permission to convert the property into a dwelling house.

Enforcement Case Ref: 17/00024/CONAGR - Case Officer Reg Hawks
Field adjacent to Red House Farm Camping Site
Erection of a barn - landowner been recommended to submit planning application - no further update, however, concern was expressed that the roof had been completed.

P49.17 LOCAL PLAN

No further update.

P50.17 EXTERNAL CORRESPONDENCE

1. EWB/17/00289/REM reference Outline Planning Permission 14/01806/OUT for 110 dwellings on land south of Clappers Lane, Earnley It was noted that the developer had responded to the Parish Council's request for clarification on the proposed footpath width stating that the path would be 3 metres wide and would be a shared use path. It was agreed to write to the to developer and Planning Officer to thank for their timely and detailed response, however it

CLERK

was agreed to highlight the linking up of bridleways and our objective

P51.17 REPORTS ON EXTERNAL MEETINGS

1. Meeting with Chichester District Council - Land at Marsh Farm Drove Lane Earnley PO20 7JW, discharge of conditions 4 and 10 from appeal reference APP/L3815/C/15/3136913 - Cllr. Martin reported that he and the Clerk had attended a meeting at with Tony Whitty and he had agreed to investigate the actions of the officer, however, it was noted that the decision could not be rescinded. Tony Whitty had also agreed to request Enforcement and the Licencing Department carry out further investigations on site.
2. Joint Meeting hosted by East Wittering & Bracklesham Parish Council with Seward Properties with regard to Richardson Site - the site owner were canvassing opinions over the future uses of the site. It was noted that the site was currently let on a two-year lease with the potential of a break after one year to house foreign agricultural workers.

P52.17 ITEMS FOR FUTURE AGENDAS

None.

Meeting closed at 19.25

Signed: _____

Chairman Earnley Parish Council Planning Committee

Dated: _____