# Earnley Parish Council Planning Committee

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I hereby give notice that a meeting of Earnley Parish Council Planning Committee is due to be held on 28th January 2021 commencing at 18.45 using an online video platform due the Coronavirus Restrictions. [Click here to join the meeting](https://earnley.sharepoint.com/sites/PlanningCommittee/Shared%20Documents/General/2021/Working%20Papers/Seawards%20Clappers%20Lane). All members are hereby summoned to attend.

Signed: L. Chater Clerk to Earnley Parish Council Dated: 21st January 2021

## P09.21 PUBLIC QUESTION TIME

## P10.21 APOLOGIES AND REASON FOR ABSENCE

## P11.21 CODE OF CONDUCT

1. Declaration of Interest
2. Dispensation requests

## P12.21 MINUTES

P146.2020 Medmerry Gardens to be amended to read Earnley Gardens

To agree and sign the [minutes of the meeting held on 26th November 2020](https://earnleypc.org/wp-content/uploads/2020/12/Planning-Committee-Minutes-26th-November-2020-.docx)

To agree and sign the [minutes of the extra ordinary meeting held on 13th January 2021](https://earnleypc.org/wp-content/uploads/2021/01/Planning-Committee-Extra-Ordinary-Minutes-13th-January-2021-.docx)

## P13.21 MATTERS ARISING FROM THE MINUTES

## P14.21 PLANNING APPLICATIONS

(including any applications received following publication of the agenda)

### [20/0329/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QLFXA3ERJVH00) Earnley Gardens, Almodington Lane, Almodington, PO20 7JR

Demolition of existing property (buildings 1-13) and construction of 5 no. dwellings with ancillary garages and live/work accommodation.

[20/02993/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QK1AAQERIUW00) The Shed Orchid Answers 113 Second Avenue Batchmere

Replacement dwelling - amendments to design permitted under E/19/02956/FUL - to provide for 2 storey front extension.

[20/03008/ELD](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QK38GLERIWT00) 107 First Avenue Almodington Earnley PO20 7LQ

Existing lawful development - use of outbuilding as 2 no separate dwellinghouses

### [20/02850/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QJD7KLERIB800) Land South Of 102A First Avenue Almodington PO20 7LQ

Replacement workshop building (B1(c) use class) along with associated hard standing and access track.

Ratify the [comments](https://publicaccess.chichester.gov.uk/online-applications/files/E875AE354F5C972E1C5B4927A528FE7B/pdf/20_02850_FUL-EARNLEY_PARISH_COUNCIL-3150914.pdf) submitted on 15th December 2020

### [20/03222/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QL4VBHERJMQ00) 106 First Avenue, Almodington, Earnley, PO20 7LQ

Erection of 1no 2bed dwelling as alternative to Class Q approval E/20/02394/PA3Q

### [20/03232/LBC](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QL6QRMERJOE00) Mill House , Bell Lane, Earnley, PO20 7JD

Replacement conservatory and conservatory link; replacement extension and internal

### [20/03231/DOM](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QL6QRKERJOD00) Mill House Bell Lane Earnley PO20 7JD

Replacement conservatory and conservatory link; replacement extension and internal

### [21/00029/PA3Q](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QMK5DLER10V00) Bookers Barn Bookers Lane Earnley

Change of use of Agricultural building to 1 dwelling house

### [20/02866/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QJIRLUERIFC00) Land west of Earnley Concourse Clappers Lane Earnley PO20 7JN

Change of use of land for the keeping of horses, creation of hard standing area to park a horse box and cars. Remove existing horse shelter and replace with 3 no. stables, a hay barn and a tack shed on a permanent base.

### [20/03285/FUL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QLFTQ8ERJV600) Rivendell, 101A First Avenue, Almodington, Earnley, PO20 7LQ

Demolition of existing agricultural building and erection of 1 no. 1 bed dwelling (inc solar panels on roof) - alternative to Class Q approval E/20/02385/PA3Q

## P15.21 SIGNIFICANT APPLICATIONS IN ADJACENT PARISHES

## P16.21 CHICHESTER DISTRICT COUNCIL PLANNING DECISIONS

### [20/03125/OUT](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?keyVal=QKO3AAERJ9G00&activeTab=summary) Land South of Clappers Lane Clappers Lane Earnley

Outline Application for the erection of up to 100 dwellings with associated access, landscaping and public open space. All matters reserved other than access.

PENDING CONSIDERATION

### [20/02484/DOM](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QHKKKTERGWI00) 111 Second Avenue Almodington Earnley PO20 7LF

Demolition of conservatory and erection of single storey rear extension.

PERMIT

### [20/02718/PA3Q Bookers Barn Bookers Lane Earnley](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QINMQKER10R00&prevPage=inTray)

Change of use of agricultural building to dwelling house (C3).

WITHDRAWN

### [20/02814/DOM](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QJ6I1FERI6L00) Mill House Bell Lane Earnley PO20 7JD

Proposal of garage building in black weatherboarding with a clay tiled roof to replace building which has collapsed. Renovation of existing garage including new roof, window and garage doors. Repairs to historic walls to help form an enclosure around an oil tank. Redecoration of outbuilding.

PERMIT

### [20/02815/LBC Mill House Bell Lane Earnley PO20 7JD](https://earnleypc.org/wp-admin/admin.php?page=tablepress&action=edit&table_id=1)

Proposal of garage building in black weatherboarding with a clay tiled roof to replace building which has collapsed. Renovation of existing garage including new roof, window and garage doors. Repairs to historic walls to help form an enclosure around an oil tank. Redecoration of outbuilding

PERMIT

### [20/02856/COU 138 Easton Lane, Sidlesham, PO20 7JY](https://publicaccess.chichester.gov.uk/online-applications/simpleSearchResults.do?action=firstPage)

Change of use from light industrial bakery unit to a 2 roomed seasonal bed and breakfast accommodation. (Variation of condition 3 of permission E/08/04123/COU - to allow the bed and breakfast use to occur independent of 138 Easton Lane and to facilitate a live work unit with a live in manager). It was noted that the applicant has amended the description. Ratify the [comments](https://publicaccess.chichester.gov.uk/online-applications/files/086D155DD64976627B6C9F52E2877F3F/pdf/20_02856_COU-EARNLEY_PARISH_COUNCIL-3150975.pdf) submitted on 15th December 2020.

WITHDRAWN

### [20/02749/LBC Mill House, Bell Lane, Earnley, PO20 7JD](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?keyVal=QIWJMWERHXJ00&activeTab=summary)

Partial removal and reinstatement of ceiling to facilitate asbestos removal and installation of loft access.

PERMIT

### [WW/20/02491/OUT Land to the West of Church Road Church Road East Wittering](https://publicaccess.chichester.gov.uk/online-applications/caseDetails.do?action=dispatch&keyVal=QHKX6UERGX600&caseType=Application)

Outline planning application for residential development of 78 dwellings (some matters reserved except for access).

PENDING DECISION

### [20/02236/OUT Earnley Concourse Clappers Lane Earnley PO20 7JN](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QG4GZ9ERFSS00&prevPage=inTray)

Demolition of Earnley Concourse buildings, Elm Lodge and the Ranch House and replacement with residential development (Class C3) together with the retention of the facade of Gate Cottage and the change of use of Earnley Place from adult education centre (Class C2) to Class C3 residential use, with associated access (including the reinstatement of the original drive to Earnley Place), landscaping, open space and drainage infrastructure at land off Drove Lane, Earnley. All matters are reserved save for access.

PENDING CONSIDERATION

### [20/02472/FUL Hydancer Almodington Lane Almodington Earnley PO20 7JU](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QHIZ01ERGV500&prevPage=inTray)

Replacement storage building.

PENDING CONSIDERATION

### [20/02385/PA3Q 101 First Avenue Almodington Batchmere PO20 7LQ](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QH2E0DER0YN00&prevPage=inTray)

Class Q(b) application for prior approval, change of use of agricultural building from agriculture to 1 no. Dwelling (C3 Use Class).

PRIOR APPROVAL REQUIRED HEREBY PERMITTED.

### [20/02394/PA3Q 106 First Avenue Almodington Batchmere PO20 7LQ](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QH47CJER0WT00&prevPage=inTray)

Class Q(b) Application for Prior Approval - Change of Use of Agricultural Building from Agriculture to 1 no. Dwelling (C3 Use Class)

PRIOR APPROVAL REQUIRED HEREBY PERMITTED

### [20/02472/FUL 132A Almodington Lane Almodington Earnley PO20 7JU](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QHIZ01ERGV500)

Replacement storage building.

PERMIT

### [20/02386/PA3Q 112 Second Avenue Batchmere PO20 7LF](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QH2ECPER0YN00&prevPage=inTray)

Notification for prior approval for a proposed change of use of agricultural building to a dwellinghouse (Class C3), and for associated operational development

PRIOR APPROVAL IS REQUIRED & HEREBY REFUSED

### [20/02568/TCA The Manor House Clappers Lane Earnley PO20 7JL](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QHZGMDERH8K00&prevPage=inTray)

Notification of intention to crown reduce by 3-4m on 1 no. Sycamore tree (T1) and 1 no. Willow tree (T8). Reduce height by 5m on 2 no. Poplar trees (T5 & T6). Crown lift to 10m (above ground level) on 1 no. Poplar tree (T7).

NOT TO PREPARE A TREE PRESERVATION ORDER

It was noted that Chichester District Councils planning officer had advised that the pine trees (T2-T4) works were exempt and therefore were not included in the application description.

### [EWB/20/02266/FUL Former Royal Oak Stocks Lane East Wittering](https://publicaccess.chichester.gov.uk/online-applications/simpleSearchResults.do?action=firstPage)

Change of use and extension of the former public house to create a mixed use, comprising a ground floor flexible use (Use Class E) and 7no. self-contained homes (Use Class C3) with various internal and external alterations, associated parking, landscaping and cycle store.

PENDING DECISION

### [BI/20/02066/OUT Koolbergen, Kelly's Nurseries and Bellfield Nurseries Bell Lane Birdham](https://publicaccess.chichester.gov.uk/online-applications/simpleSearchResults.do?action=firstPage)

Outline Application with all matter reserved except for access for the erection of 77 houses, B1 floorspace, retail and open space, with the retention of 1 dwelling.

PENDING CONSIDERATION

### [20/01725/DOM Manor Farmhouse Clappers Lane Earnley PO20 7JL](https://publicaccess.chichester.gov.uk/online-applications/simpleSearchResults.do?action=firstPage)

Installation of a new garden machinery store/workshop within an extension of existing parking area and installation of temporary fence. Removal of 1 no. Lombardy tree and section of Beech hedge

PERMIT

### [20/02256/FUL Somerley Farmhouse Almodington Lane Almodington PO20 7JR](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QGAE2YERFXS00&prevPage=inTray)

Agricultural barn.

PENDING CONSIDERATION

### [20/01679/PLD Almodington Nurseries Batchmere Road Almodington Earnley](https://publicaccess.chichester.gov.uk/online-applications/caseDetails.do?action=dispatch&keyVal=QD37R3ERL8700&caseType=Application)

Provision of habitable rooms at first floor of converted barn comprising bedrooms and bathroom; Insertion of dormer window in the rear roof plane; Erection of 6m single storey rear extension to plot 1 of barn conversion permitted under planning permission E/17/02910/FUL

WITHDRAWN

### [20/01680/PLD Almodington Nurseries Batchmere Road Almodington Earnley](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=QD37RAERL8900&prevPage=inTray)

Provision of habitable rooms at first floor of converted barn comprising bedrooms and bathroom; Insertion of dormer window in the rear roof plane; Erection of 6m single storey rear extension to plot 2 of barn conversion permitted under planning permission E/17/02910/FUL.

WITHDRAWN

### [20/01681/PLD Almodington Nurseries Batchmere Road Almodington Earnley PO20 7LG](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QD37RHERL8B00&prevPage=inTray)

Provision of habitable rooms at first floor of converted barn comprising bedrooms and bathroom; Insertion of dormer window in the side roof plane; Erection of 6m single storey side extension to plot 3 of barn conversion permitted under planning permission E/17/02910/FUL.

WITHDRAWN

### [19/02840/FULEIA Medmerry Park Stoney Lane Earnley PO20 7JP](https://publicaccess.chichester.gov.uk/online-applications/caseDetails.do?action=dispatch&keyVal=Q10PC4ERK5B00&caseType=Application)

Hybrid planning application - Full application for the redevelopment of Medmerry Park to provide 518 static holiday caravans and lodges in lieu of 308 holiday bungalows and associated works including drainage, landscaping, habitat enhancement areas, access roads, footpaths and a comprehensive flood defence scheme including bund. Outline planning application for the part demolition of the existing facility buildings and erection of replacement facility buildings together with extension/refurbishment of existing facility buildings (with all matters reserved except for access).

PENDING CONSIDERATION

### [19/02493/OUT Earnley Concourse Clappers Lane Earnley PO20 7JN](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=PYNFUKERIGK00&prevPage=inTray)

Outline planning application with all matters except Access reserved. Demolition of Earnley Concourse buildings, Elm Lodge, Gate Cottage and the Ranch House and replacement with residential development of up to 32 no. dwellings with associated access and footway works, landscaping, open space and drainage infrastructure.

PENDING CONSIDERATION

## P17.21 APPEALS, LICENCE APPLICATIONS AND ENFORCEMENT MATTERS

### 101A First Avenue Almodington PO20 7LQ

Appeal Ref: APP/L3815/W/20/3254498

[Planning Ref: 20/00967/FUL](https://publicaccess.chichester.gov.uk/online-applications/caseDetails.do?action=dispatch&keyVal=Q8Q9HPERI3700&caseType=Application)

Proposed cladding to walls and roof of existing horticultural building (greenhouse) and additional internal works.

This application was permitted; however, the appeal is against planning condition 4.

[APPEAL DISMISSED](C://Users/User/Downloads/Appeal%20Decision%20-%203254498.pdf)

### 107 First Avenue Batchmere PO20 7LQ

Enforcement Reference 18/00373/CONBC

Stationing of metal containers on small holding

PLANNING CONTRAVENTION NOTICE ISSUED

### Marsh Farm Barn Drove Lane Earnley PO20 7JW

Enforcement Reference 18/00340/CONENF

Enforcement Notice E/33

Use of field as amenity land in breach of enforcement notice.

Enforcement Notice takes effect on 20th February 2020

Compliance Date 20 May 2020

### Dragon Nursery Third Avenue Batchmere

Enforcement Reference 17/00391/CONDWE

Non-compliance with [15/04244/PA3P](https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?keyVal=O0H8HDER0V400&activeTab=summary)

NOTICE ISSUED – date for compliance 18th December 2019.

The District Council Enforcement Officer has confirmed that they continue to liaise with the landowner.

### Medmerry View Drove Lane

Enforcement Reference 20/0002/CONENG

Infilling of Ditch.

### 107 First Avenue Almodington Batchmere PO20 1LQ

Enforcement Reference 20/00029/CONDWE

Unauthorised Dwelling – use of packing shed as a dwellinghouse

NOTICE ISSUED

### Medmerry View Drove Lane Earnley

Enforcement Reference 20/00161/CONBC

Non-compliance with conditions granted by APP/L3815/C/15/3136912

NOTICE ISSUED

### Medmerry Park Stoney lane Earnley PO20 7JP

Enforcement Reference 20/00133/CONBC

Permanent occupation of holiday accommodation

Pending Consideration

### Almodington Nurseries Batchmere Road Almodington PO20 7LG

Enforcement Reference 20/00009/CONMHC

Siting of Mobile Home

Pending Consideration

### Clappers Lane Earnley Chichester West Sussex PO20 7JN

Enforcement Reference 20/00277/CONAGR

Laying of hard standing and creation of earth bund without planning permission

PENDING CONSIDERATION

## P18.21 LOCAL PLAN

Chichester District Council have issued notification of intention to prepare the Chichester Gypsy, Traveller and Travelling Showpeople Site Allocations Development Plan Document; the Clerk has confirmed that the Parish Council wishes to receive updates on this document.

## P19.21 CHICHESTER DISTRICT COUNCIL PLANNING PROCESS

1. Community Infrastructure Levy

## P20.21 EXTERNAL CORRESPONDENCE

## P21.21 REPORTS ON EXTERNAL MEETINGS

## P22.21 ITEMS FOR REPORTING AND FUTURE AGENDAS