

EAST WITTERING & BRACKLESHAM PARISH COUNCIL
MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON 18TH FEBRUARY 2019

PRESENT: **Planning Committee Members**

Councillors: Cllr. Brian Reeves
Cllr. Pamela Kensington
Cllr. Joe O'Sullivan
Cllr. Alan Whitcher

IN ATTENDANCE: Assistant to Parish Clerk, Leah Kennard and 13 members of the public.

APOLOGIES: Cllr. Mike Lawson, Cllr. Dawson Parker and Sam Tate, Parish Clerk.

P20.03 Declarations of Interest. None.

P20.04 Minutes of the last meeting. The minutes of the meeting held on 28th January 2019 were confirmed as a correct record and signed by the Chairman.

P20.05 Matters Arising. None.

P20.06 Public Questions. Members of the public commented on planning application EWB/19/00159/FUL – comments on application below.

P20.07 New Planning Applications.

The Committee agreed to recommend NO OBJECTION to the following applications:

- P20.07.1 EWB/18/02896/DOM - Case Officer: William Price. Mr. George Thomas Rhodes. 1 Woodborough Close Bracklesham Chichester West Sussex. New fencing.
- P20.07.2 EWB/19/00180/FUL - Case Officer: Caitlin Boddy. Mr. Farley. The Boathouse Longlands Road East Wittering Chichester. Change of use from B1(a) to residential C3 with internal and external alterations - variation of condition 2 of planning permission EWB/18/00365/FUL - Plans referred to in condition 2 to be substituted by 3901.02.SU01 and 3901.02.PL01.
- P20.07.3 EWB/18/03274/DOM - Case Officer: Summer Sharpe. Mrs. Ceeday. 1 Seafeld Way East Wittering Chichester West Sussex. Single storey rear extension to replace existing conservatory.
- P20.07.4 EWB/19/00193/DOM - Case Officer: Oliver Naish. Mr. Dan Tooley. 17 Seafeld Way East Wittering PO20 8DR. Garage conversion and single storey side and rear extension.
- P20.07.5 EWB/19/00195/DOM - Case Officer: Oliver Naish. Mr. And Mrs. O'Connor. Tumbling Waves East Bracklesham Drive Bracklesham Bay Chichester. Erection of extension to existing front terrace.
- P20.07.6 EWB/19/00227/LBC - Case Officer: William Price. Mr. R Batty. Regency House Clayton Lane Bracklesham Chichester. Revision to Listed Building Consent EWB/17/03309/LBC - increase width of north facing kitchen window.
- P20.07.7 EWB/19/00340/DOM - Case Officer: Oliver Naish. Mr. R Dyer. Green Ridge East Bracklesham Drive Bracklesham PO20 8JH. Proposed two storey rear extension with associated roof works and alterations to fenestration.
- P20.07.8 EWB/19/00194/DOM - Case Officer: William Price. Mrs. Shaaron Morgan. 17 Seafeld Close East Wittering PO20 8DP. Change of use of garage to habitable space including door and window alterations and external material changes, and internal alterations
- P20.07.9 EWB/19/00311/DOM - Case Officer: William Price. Mr. & Mrs. Coe. Tigne, East Bracklesham Drive, Bracklesham PO20 8JW. Amendments to application ref:

EWB/17/02073/DOM Alterations and extensions to existing property, including two storey rear extension and balcony. Proposed eaves and ridge height to be increased by 225mm.

P20.07.10 EWB/19/00343/DOM - Case Officer: William Price. Mr. & Mrs. Pettitt. 113 Stocks Lane, East Wittering, PO20 8NU. Demolition of existing garage and erection of single storey side and rear extension.

P20.07.11 EWB/19/00376/DOM - Case Officer: William Price. Mr. David Clancey. Laridae, West Bracklesham Drive Bracklesham PO20 8PH. Demolition of existing first floor balcony and construction of new balcony.

The Committee agreed to recommend NO OBJECTION to the following applications, but three comments to be met before work starts:

P20.07.12 EWB/19/00159/FUL - Case Officer: Kayleigh Taylor. Mr. P L Pratt. Land to North of Holden's Farm Caravan Park Bracklesham Lane Bracklesham Bay West Sussex. Use of field for stationing of 48 no. static holiday caravans as part of re-organization of caravan park - maximum number of units not to increase.

COMMENT:

The East Withering and Bracklesham parish council welcomes the development at Holden's Farm to sustainable tourism as long as the three issues below are met.

1. The houses in Bracklesham Lane are still using cess pits, any rise in the water table affects them and the houses had severe flooding in 2012. There is a need to manage the surface water in the field by adding an attenuation tank which would meet a hundred-year weather event.
2. In April 2018 in a comment on the South Down development in the neighbouring property to Holden's Dr Pratt commented "At present the existing sewage system cannot cope with the sewage during and after heavy rain". The main sewage pipe from Bracklesham had to be replaced a few years ago but the work stopped at the field prosed for the new development. We believe the work through the field to Bookers Lane should be completed before the work to put in the caravans starts. Perhaps there is a need for Dr Pratt to work with South Downs on this. We agree with Dr Pratt when he said that he hoped no work would commence until the sewage system is adequate.
3. The recommendations in the Preliminary Ecological Appraisal report recommendations should be met in full particularly paragraph of 4.11

P20.08 Planning decisions made by Chichester District Council since the last meeting. Details of these had been previously supplied by the Clerk.

P20.09 To consider any new planning applications received since the preparation of the agenda. None.

P20.10 Enforcement Enquiries.

P20.10.1 Enforcement action against Miller Homes – EWB/12/02461/FUL. Miller Homes have not yet sent in their landscape plans.

P20.11 Urgent matters that the Chairman wishes to bring to the attention of the Committee. None.

The date and venue of the next meeting of the Planning Committee will be on Parish Noticeboards.

Signed _____ Chairman Date _____