



## EAST WITTERING & BRACKLESHAM PARISH COUNCIL

Bracklesham Barn, Beech Avenue  
Bracklesham Bay, Chichester PO20 8HU  
Telephone: 01243 673588

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VAT reg. no. 135837105

### EAST WITTERING & BRACKLESHAM PARISH COUNCIL MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON 05<sup>TH</sup> OCTOBER 2020

PRESENT: **Planning Committee Members**

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

IN ATTENDANCE: Sam Tate, Parish Clerk, Leah Kennard, Assistant Clerk and 1 members of the public.

APOLOGIES: Cllr. Doug Holden and Cllr. Dawson Parker

20.123 Declarations of Interest. None.

20.124 Minutes of the last meeting.

The minutes of the meeting held on 24<sup>th</sup> September 2020 were confirmed as a correct record and signed by the Chairman.

20.125 Matters Arising. None.

20.126 New Planning Applications.

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

20.126.1 Demolition of existing garage. Construction of a single storey side extension. **Moss Bank 7 Solent Road East Wittering Chichester West Sussex PO20 8DJ Ref. No: 20/02330/DOM.**

20.126.2 Material change of use of hay barn to a single dwellinghouse. **Five Paddock Farm Bracklesham Lane Bracklesham PO20 8JF Ref. No: 20/02331/ELD.**

20.126.3 Erection of 1 no. chalet bungalow and double garage, pursuant to permission allowed on appeal under EWB/19/01036/OUT **Land North Of 20 Wessex Avenue East Wittering Chichester West Sussex PO20 8NP Ref. No: 20/02362/FUL.**

20.126.4 Change of use of land as a travelling showpersons site. **Mans Rest Bracklesham Lane Bracklesham PO20 8JF Ref. No: 20/02299/FUL.**



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**The Committee agreed to recommend NO OBJECTION but COMMENT to the following applications:**

- 20.126.5 Demolition of existing dwelling and replacement with 1 no. new low-energy eco-home. **Downsea Nab Walk East Wittering PO20 8DH. Ref. No: 20/01034/FUL.**

The Parish Council would like to see a Construction Environmental Management Plan (CEMP) put in place.

- 20.126.6 New access to the highway. **Land South Of Tranjoeen Bracklesham Lane Bracklesham Bay West Sussex PO20 7JE .Ref. No: 20/02001/FUL.**

The Parish Council would like to see the condition by WSCC re the site exit upheld.

- 20.126.7 Single storey rear extension replacing existing conservatory. **7 Downview Close East Wittering Chichester West Sussex PO20 8NS Ref. No: 20/02223/DOM.**

The Parish Council would like to see a Construction Environmental Management Plan (CEMP) put in place regarding how deliveries etc will be handled.

- 20.126.8 Enlargement of roof with extension of dormer windows and balconies on the south elevations **Rolling Stones West Bracklesham Drive Bracklesham PO20 8PH Ref. No: 20/02265/DOM**

The Parish Council would like to see a Construction Environmental Management Plan (CEMP) put in place on how the public access will be maintained down the Twitten.

- 20.126.9 Two storey side/front extension. Amendment to planning permission EWB/17/01841/FUL. **Unit K Hilton Park East Wittering PO20 8RL Ref. No: 20/02349/FUL.**

The Parish Council would like to make the following comment:  
There are two Hawthorn bushes on the site, so construction would need to be managed outside of nesting bird season.

- 20.126.10 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. **Former Royal Oak Stocks Lane East Wittering Chichester West Sussex PO20 8BS Ref. No: 20/02266/FUL.**

The Parish Council would like to make the following comment:  
No objection to principle of development but would like to see CDC comments on affordable housing provision incorporated into the scheme.



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20.127 Public Questions

None

20.128 Urgent Matters

None.

20.129 Planning decisions made by Chichester District Council since the last meeting.

None.

20.130 To consider any new planning applications received since the preparation of the agenda.

None.

20.131 Enforcement Enquiries.

None.

20.132 To consider the Chairman's summary of the planning white paper and the CDC response to it.

The Parish Council support the CDC response and will largely mirror it, with the following changes:

Q8 Add comment that we would like to see changes that bolster affordable housing and the delivery of community housing schemes and that local authorities should be given more powers to build more council housing.

Q10 – remove as we are unable to comment.

Q9 – question re. support for levels of discount – we would not support this as it will further distort the housing market.

Q12 – rural housing exception sites –change the response from yes to no.

Q33 – change to none.

Q34 – change to no comment.

20.133 To consider an acceptable level of development that the council would support on the Stubcroft Farm site to allow the developer to begin planning a suitable scheme.

In light of revised HELAA assessments that had been published by CDC the parish council would not support any development on this site.

20.134 To select a representative to attend the CDC planning committee meeting on Wednesday 07<sup>th</sup> October to represent the council with regards to planning application 19/00431/AGR. Grain store and machinery store. Hundredsteddle Farm, Hundredsteddle Lane, Chichester, West Sussex, PO20 7BL.

Cllr. Brian Reeves will make the representation on behalf of the council and will reaffirm the Parish Council's view that the site is not safe because of the highway access issues and as such we still cannot support the application.

20.135 Urgent matters that the Chairman wishes to bring to the attention of the Committee.

None.



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**The next Planning meeting will be Monday 26<sup>th</sup> October 2020 at 9.30am via Zoom.**

Signed \_\_\_\_\_ Chairman Date \_\_\_\_\_