



## EAST WITTERING & BRACKLESHAM PARISH COUNCIL

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### MINUTES OF THE EAST WITTERING & BRACKLESHAM PARISH COUNCIL PLANNING COMMITTEE HELD ON MONDAY 6<sup>TH</sup> SEPTEMBER 2021

#### **21.104 Apologies for absence.**

None

#### **21.105 Declarations of interest.**

Cllr Kensington declared an interest in item 6.1 on the basis of proximity to the property.

#### **21.106 Minutes of the Committee meeting held on 26<sup>th</sup> July 2021.**

The minutes were agreed as a true record and signed

#### **21.107 Matters arising from the last Committee meeting not included elsewhere on the agenda**

None

#### **21.108 Public questions.**

None

#### **21.109 Applications to be considered at this meeting:**

##### **21.109.1. [Replacement of existing garage and ancillary space to home office.](#)**

**By The Barn Farm Road Bracklesham PO20 8JU**

**Ref. No: 21/01118/DOM | Received: Mon 12 Apr 2021 | Validated: Wed 14 Jul 2021 | Status:**

**Pending Consideration**

*Cllr Kensington withdrew from the discussions for this item.*

Three members of the public made representations regarding this application:

*East Wittering and Bracklesham Parish Council OBJECT to this application on the basis that it would constitute overdevelopment of the site, resulting in loss of privacy to neighbours, loss of light to the neighbouring properties and would have an adverse impact on neighbouring amenity due to over-massing on a cramped and inadequate site. The property is currently operating as a business, being used as a holiday let on Air B&B, with the owner listed as a superhost who lives nearby. The proposed garage conversion would be an extension of the existing business usage (which as far as we are aware does not have planning permission). The Parish Council would support a single storey replacement of the existing garages. If permission is granted a condition should be added to prevent the use of the garage for overnight or residential accommodation.*

##### **21.109.2. [Proposed single storey rear extension.](#)**

**4 Sussex Grove Bracklesham Chichester West Sussex PO20 8AQ**

**Ref. No: 21/01724/DOM | Received: Sun 30 May 2021 | Validated: Thu 22 Jul 2021 | Status:**

**Pending Consideration**

*Cllr Kensington re-joined the meeting.*

*NO OBJECTION – the proposed extension is single storey and is sufficiently far from adjacent properties that there are no material grounds for objection.*

##### **21.109.3. [Single storey front extension.](#)**

**108 Stocks Lane East Wittering Chichester West Sussex PO20 8NR**

**Ref. No: 21/01949/DOM | Received: Tue 22 Jun 2021 | Validated: Thu 22 Jul 2021 | Status:**

**Pending Consideration**

*NO OBJECTION*

##### **21.109.4. [Side/rear single storey wrap-around extension and new outbuilding.](#)**

**Cople Hoo Shoreside Walk East Wittering PO20 8DF**

**Ref. No: 21/02229/DOM | Received: Mon 19 Jul 2021 | Validated: Tue 27 Jul 2021 | Status: Pending Consideration**

NO OBJECTION

**21.109.5. Extension and alterations including new roof to existing store building to incorporate kitchen and store.**

**Pond Barn Pond Road Bracklesham Bay Chichester West Sussex PO20 8HR**

**Ref. No: 21/02368/FUL | Received: Mon 02 Aug 2021 | Validated: Mon 09 Aug 2021 | Status: Pending Consideration**

NO OBJECTION

**21.109.6. Roof extension including rooflights, removal of existing dormer, single storey extension, fenestration alterations and garden room.**

**6 Elm Close Bracklesham Bay East Wittering PO20 8HY**

**Ref. No: 21/02425/DOM | Received: Mon 09 Aug 2021 | Validated: Mon 09 Aug 2021 | Status: Pending Consideration**

NO OBJECTION

**21.109.7. Demolition of existing dwelling and replacement with 1 no. new low-energy eco-home. (Variation of condition 2 of permission EWB/20/01034/FUL - roof light windows reduced in size and additional 2 no. timber clad doors to east elevation).**

**Downsea Nab Walk East Wittering PO20 8DH.**

**Ref. No: 21/02451/FUL | Received: Thu 12 Aug 2021 | Validated: Thu 12 Aug 2021 | Status: Pending Consideration**

NO OBJECTION

**21.109.8. Outline Application with all matters reserved apart from access for the erection of 73 dwellings, open space and associated works, Class B1 floorspace and retail floorspace**

**Koolbergen, Kelly's Nurseries And Bellfield Nurseries Bell Lane Birdham Chichester West Sussex PO20 7HY**

**Ref. No: 20/02066/OUT | Received: Mon 17 Aug 2020 | Validated: Sun 27 Sep 2020 | Status: Pending Decision**

*OBJECT – EWBPC do not support this application. Until CDC have agreed deliverable housing targets with Highways England, Southern Water and the Environment Agency based upon current infrastructure capacity on the Southern manhood peninsula it cannot be demonstrated as sustainable.*

**21.110 To consider any new planning applications received since the preparation of this Agenda.**

None

**21.111 To receive a report from the Clerk on planning decisions taken by this Committee and Chichester District Council since the last meeting.**

Previously circulated

**21.112 To receive any further information on enforcement enquiries and receive an update on any new enquiries.**

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

Barratt David Wilson Homes are holding a public consultation event on Wednesday from 1.00pm-7.00pm at Bracklesham Barn re. the Stubcroft Farm proposals.

**The next Planning meeting will be Monday 6<sup>th</sup> September 2021 at 9.30am at Bracklesham Barn**

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