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A meeting of **Planning Committee** will be held in Committee Rooms, East Pallant House on **Wednesday 29 March 2017** at **9.30 am**

MEMBERS: Mr R Hayes (Chairman), Mrs J Kilby (Vice-Chairman), Mr G Barrett,

Mr M Cullen, Mrs J Duncton, Mr M Dunn, Mr J F Elliott, Mr M Hall, Mr L Hixson, Mr G McAra, Mr S Oakley, Mr R Plowman, Mrs C Purnell,

Mrs J Tassell and Mrs P Tull

SUPPLEMENT TO AGENDA

Agenda Update Sheet (Pages 1 - 3)



Agenda Update Sheet

Planning Committee Wednesday 29 March 2017

ITEM 5: OAKCROFT NURSERY, WALTON LANE, BOSHAM

APPLICATION NO: 16/03327/FUL

COMMENT:

Additional representation from Bosham Parish Council withdrawing their objection:

Having considered the comments posted since our objection to the variation of condition 21 attached to the above application, Bosham Parish Council now withdraws that objection.

ITEMS 6 and 7: THE CORN EXCHANGE, BAFFINS LANE, CHICHESTER

APPLICATION NO: 16/02949/FUL: 16/02950/LBC

COMMENT:

Additional representation from Cllr Scicluna in respect of noise disturbance from extractors, rubbish/recycling and patrons entering and leaving the restaurant at quieter times of day and night. This quiet residential area is not suitable for a large restaurant.

ITEM: 8 PLOT J POND FARM, NEWELLS LANE, WEST ASHLING,

CHICHESTER

APPLICATION NO: 16/03473/FUL

COMMENT:

Correction

The recommendation on page 52 should read Defer for S106 Then Permit.

Amendments to proposed conditions

Condition 3 is amended to read:

The site shall not be occupied by any persons other than gypsies and travellers as defined in Annex 1 of DCLG Planning Policy for Traveller Sites (August 2015) As amended. If the occupation of the site by gypsies and traveller ceases, within 3 months all buildings, structures and works shall be removed and the land restored to its former condition.

Reason: To accord with the terms of the application and to ensure satisfactory planning of the area.

ITEM: 9 SITE ADJACENT TO PAPUA, WEST BRACKLESHAM DRIVE,

BRACKLESHAM, PO20 PH

APPLICATION NO: 16/03473/FUL

COMMENT:

The Parish Council has provided photos of the site and set out the following concerns;

- a) Reduction in width of footpath
- b) extent of land turned into garden
- c) would prevent emergency access in the future
- 2 additional representations have been received on 28 March 2017 which comprised the following issues;
- a) setting a precedent for land grabbing which would harm the appearance of the village
- b) there has been no consultation with community for the use of the owner-less land
- c) developer will gain financially, can the permission be used to fund improvement to the local road which would benefit the local area?
- d) land should remain in amenity for all to use, and sequestration of public land for conversion to use as private, fenced off garden land is wrong.
- e) the land concerned is subject to an Order made by West Sussex County Council Highways Department and registered on 1st March 1973 declaring this land to be a 'new street' in terms of New Street Bylaws
- f) the land, which the Parish Council is prepared to maintain, can provide alternative access to/from West Bracklesham Drive in the case of an emergency for emergency vehicles

ITEM 10: TIDES REACH, 127 EAST BEACH ROAD, SELSEY, PO20 0HA

APPLICATION NO: 16/03287/FUL

COMMENT:

The recommendation has been amended to **Defer for Section 106 Then Permit**.

The applicant has confirmed in writing that mitigation for the impact of the proposal upon the Pagham Harbour Special Protection Area would be provided by way of a financial contribution with a Unilateral Undertaking if planning permission is granted.

ITEM 11: LAND ADJACENT TO WESTBOURNE GYPSY SITE,

CEMETERY LANE, WOODMANCOTE, WESTBOURNE

APPLICATION NO: 16/03454/COU

COMMENT: This item has been deferred.

ITEM: 12 ILEX HOUSE, UPPERFIELD EASEBOURNE GU29 9AE

APPLICATION NO: SDNP/17/00336/CND

COMMENT:

Additional condition

Approved Plans

The development hereby permitted shall be carried out in accordance with the plans listed below under the heading "Plans Referred to in Consideration of this Application".

Reason: For the avoidance of doubt and in the interests of proper planning.

ITEM 15.6: Court and Policy Matters

Update to page 223.

Barn North of Hunston Dairy Farm – Legal proceedings authorised on 22nd March 2017 and awaiting court date.

37 North Street, Midhurst – Legal proceedings authorised on 22nd March 2017 and awaiting court date.