

Chichester District Council Planning Committee

Wednesday 04 May 2022

Report of the Director Of Planning and Environment Services Schedule of Planning

Appeals, Court and Policy Matters

between 13-03-2022 - 13-04-2022

This report updates Planning Committee members on current appeals and other matters. It would be of assistance if specific questions on individual cases could be directed to officers in advance of the meeting.

Note for public viewing via Chichester District Council web site

To read each file in detail, including the full appeal decision when it is issued, click on the reference number (NB certain enforcement cases are not open for public inspection, but you will be able to see the key papers via the automatic link to the Planning Inspectorate).

* = Committee level decision

1. NEW APPEALS (Lodged)

Reference/Procedure	Proposal
<u>21/03407/PA3Q</u>	
Boxgrove Parish Case Officer: Maria Tomlinson Written Representation	Eartham Quarry Eartham West Sussex PO18 0FN Change of use of agricultural building to 2 no. dwellinghouses (Class C3).
<u>20/03321/OUTEIA</u>	
Chidham & Hambrook Parish Case Officer: Jane Thatcher Public Inquiry	Land North Of A259 Flat Farm Main Road Chidham West Sussex Outline planning application (with all matters reserved except access) for up to 68 no. dwellings and provision of associated infrastructure.

Reference/Procedure	Proposal
<u>21/03282/FUL</u>	
<p>East Wittering And Bracklesham Parish Case Officer: Emma Kierans Written Representation</p>	<p>Land South Of Tranjoeen Ashcroft Place Bracklesham Lane Bracklesham Bay West Sussex</p> <p>Proposed vehicle crossover (means of access to a highway Class B).</p>
<u>19/00176/CONT</u>	
<p>Westbourne Parish Case Officer: Steven Pattie Fast Track Appeal</p>	<p>4 The Paddocks Common Road Hambrook Westbourne Chichester West Sussex PO18 8UP</p> <p>Appeal against Enforcement Notice WE/55 - removal of TPO'd trees without an application for tree works.</p>

2. DECISIONS MADE

Reference/Procedure	Proposal
21/01685/DOM	
Donnington Parish Case Officer: Maria Tomlinson Fast Track Appeal	121 Stockbridge RoadDonningtonPO19 8QR Erection of a single-storey rear extension, two and a half-storey side extension and new roof extension with dormer window to rear.
Appeal Decision: APPEAL ALLOWED	
<p>“... The appeal site comprises a detached two storey property set within a spacious plot. The host property is set back from the road, with a garden and parking to the front and a large garden to the rear. The immediate context comprises a mixture of old and new. To the south is more recent redevelopment of three storeys on the corner of Stockbridge Road there is, therefore, no uniform character to the part of the road that includes the appeal site. Within the above context, the proposed two and a half storey side extension and new roof extension would not appear incongruous or out of character within the streetscene.....The resulting building relationships are not dissimilar to those that already exist within the road,Moreover, the appeal proposal would secure an appropriate transition between the older properties and more recent redevelopment, in terms of design, form and scale In relation to the proposed windows within the first floor north east (side) elevation, I note from the submitted plans and my observations on site, that there are already existing windows in this location. However, the latter serve the stairs and landing, whereas the proposed windows would serve a new bedroom. In view of the latter, I agree with the Council and the objection from the occupiers of No.119, that the proposed windows would result in the overlooking of the bedroom window to that property. The Appellant has suggested that this concern could be addressed by a condition that requires these windows to be obscure glazed with no part of the windows, that are less than 1.7 metres above the floor level of the new bedroom, capable of being opened. Having viewed this relationship on site and mindful of the existing arrangement, I am satisfied that such condition is acceptable and would address the concerns that have been raised in this respect. I am also satisfied that the resulting standard of internal accommodation would be acceptable and would not represent a poor environment. The proposed windows would serve a relatively small bedroom and whilst it is uncommon for windows to such rooms to be obscure glazed.....the level of projection is not significant and there remains a gap between the two properties, created by the gated pedestrian access to No.123 that runs the entire length of that property. Moreover, the submitted plans indicate that the proposed extension would fall within the 450 angle (line) when drawn from the position of the windows/doors on the rear elevation of No.123. The 450 angle test is widely used in planning to determine the acceptability of rear extensions, as proposed and their potential impact on the living conditions of neighbouring occupiers. I note that this is a test that PGN3 recommends be used in such situations. I accept that there would be some impact on No.123, but all the above factors lead to me to conclude that this impact would be limited and that the proposed extension would not result in any significant harm to the living conditions of No.123. ...”</p>	

Reference/Procedure	Proposal
<u>21/01674/DOM</u>	
<p>East Wittering And Bracklesham Parish Case Officer: Sascha Haigh Fast Track Appeal</p>	<p>The Beeches 23 Barn Road East Wittering PO20 8NL</p> <p>Hip to gable roof extension with raised ridge and eaves and 3 no. dormers. Two storey rear extension with various alterations including changes to fenestration.</p>
Appeal Decision: APPEAL ALLOWED - NOTICE QUASHED	
<p>“...The appeal is allowed and planning permission is granted for hip to gable roof extension with raised ridge and eaves. 2 storey rear extension and general alterations including fenestration alterations at The Beeches, 23 Barn Road, East Wittering, PO20 8NL in accordance with the terms of the application, Ref. EWB/21/01674/DOM dated 21 May 2021, and the plans submitted with it and subject to the conditions listed below. The main issues are the effect of the proposed development on: (a) the character and appearance of the host property and surrounding area; and (b) the living conditions of neighbouring occupiers. Within the above context, whilst the proposed hip to gable roof extension, with raised ridge and eaves, would result in an increase in the bulk of the host property this would not be significant or harmful to the host or streetscene. I accept that there would be a material change to the scale and design of the host property when viewed from the road, but, even so, all the proposed changes would refresh and modernise the appearance of the front elevation, whose current design is not of any quality or merit. The result would be a significant improvement on existing that would enhance the character and appearance of the appeal site and surrounding area. it would assist in raising the standard of design within the area and at the same time secure a development that fits in well with the varied character of its surroundings. As I confirmed above, there is no uniform built rhythm or form to the surrounding area, with, for example, 21 Barn Road (No.21), to the south, set back further from the road than the host property and 25 Barn Road (No.25), to the north, sited gable end/side on to the road. I find, therefore, that the appeal proposal would be compliant with policy 33 of the CLP and the corresponding paragraphs of the Framework, and would not materially conflict with the aims and objectives of PGN3. Accordingly, I find that the appeal proposal would not lead to any significant harm to the living conditions of the neighbouring occupiers of No.21 or No.25 and would, therefore, be compliant, in this respect, with policy 33 of the CLP and paragraph 130 f) of the Framework. For the reasons given above and having taken all the matters raised into account, I conclude that the appeal should be allowed...”</p>	

Reference/Procedure	Proposal
<u>20/02723/FUL</u>	
Fishbourne Parish Case Officer: Calum Thomas Written Representation	Land East Of The Trees Main Road Fishbourne Chichester West Sussex PO18 8AU 1 no. dwelling, new access and associated works.
Appeal Decision: APPEAL DISMISSED	
<p>“...The appeal is dismissed. The main issues are: - Whether the proposal would be suitably located. - The effect of the proposal on the character and appearance, including the setting of the Chichester Harbour Area of Outstanding Natural Beauty (AONB). The site currently forms previously developed land. However,The site lies at some distance away from Bosham/Broadbridge, and from Fishbourne. Accordingly, it is likely that future occupiers of the development would have to travel further afield to access most of the local services and facilities required for day-to-day living.having regard to the site's locationfuture residents would rely on the private car for the majority of trips, which is the least sustainable mode of transport. The proposal would not be suitably located, having regard to national and local planning policies. The relatively scattered pattern of development and irregular gaps between properties provide long-range views between the nationally protected landscapes of the Chichester Harbour AONB to the southern side of Main Road, and the South Downs National Park (NP) to the north. These attractive landscapes give the site and its immediate surroundings a pleasant rural and open feel. The proposed dwelling would consolidate development along this frontage, and lead to the loss of an important visual gap between The Trees and October Cottage, which would thus erode the contribution made by the site to the rural character and appearance of the area. The harm from this incursion would be exacerbated by the extensive area of hardstanding. ... The development would unduly stand out as an urbanising feature, which would appear strongly out of kilter with the more rural character of its surroundings. Additional planting may soften the visual impact this would not outweigh the harm.... The appeal site lies within proximity to the Chichester and Langstone Harbours Special Protection Areas (SPAs). Residential development is thought to have a likely significant effect on the integrity of the SPA. Notably by reason of additional recreational pressures. Furthermore, concerns regarding the increase in nitrates levels which have been found in the water environment of the protected sites. This issue is thought to be directly connected to the increase in wastewater associated with development involving overnight accommodation. As I am dismissing this appeal on other substantive grounds, these are not matters which need to be addressed further here. the appeal scheme would conflict with the Council's Development Strategy and Settlement Hierarchy and the proposed dwelling would not be constructed in an accessible and sustainable location. Furthermore, the appeal scheme would have a harmful effect on the character and appearance of the area, including the setting of the Chichester Harbour AONB. Even if I was to consider that the Council has no 5-year housing supply, it is my view that the adverse impacts caused by the development would significantly and demonstrably outweigh the benefits, when assessed against the policies in this Framework taken as a whole...”</p>	

Reference/Procedure	Proposal
<u>21/01256/FUL</u>	
Plaistow And Ifold Parish Case Officer: Sascha Haigh Written Representation	Land North Of Winkins Wood Farm Shillinglee Road Plaistow West Sussex Demolition of barn and construction of barn style dwelling as an alternative to Class Q Prior Approval (20/00777/PA3Q).
Appeal Decision: APPLICATION WITHDRAWN	
<p>“...I have been instructed to withdraw the above appeal. ...”</p>	
<u>20/02987/OUT</u>	
Southbourne Parish Case Officer: Andrew Robbins Public Inquiry 24-May-2022 St Johns Church Hall	Four Acre Nursery Cooks Lane Southbourne PO10 8LQ Outline application for 40 dwellings with all matters reserved apart from access, layout and scale with associated new access roads, parking and turning areas, erection of a wastewater pumping station, the provision of surface water drainage features, amendment to the existing site access and works to Cooks Lane including the provision of a new footway on the northern side.
Appeal Decision: APPEAL WITHDRAWN	
Withdrawn	

3. IN PROGRESS

Reference/Procedure	Proposal
* 20/02899/FUL	
Birdham Parish Case Officer: Calum Thomas Written Representation	Houseboat Water Gypsy Chichester Marina Birdham Chichester West Sussex PO20 7EJ Installation of a replacement houseboat at Berth No. 16 of Chichester Canal.
20/03034/OUT	
Birdham Parish Case Officer: Jane Thatcher Informal Hearings	Land And Buildings On The South Side Of Church Lane Birdham West Sussex Erection of 25 no. dwellings comprising 17 open market and 8 affordable units with access, landscaping, open space and associated works (all matters reserved except for access and layout)
21/00833/FUL	
Birdham Parish Case Officer: Andy Robbins Written Representation	Chichester Marina Birdham Chichester West Sussex PO20 7EJ Demolition of three workshops/sheds for the comprehensive redevelopment of the South-West area of the marina comprising four purpose built buildings including marine related workshops, offices, storage, reprovision and extension of the retail (chandlery) and a cafe/restaurant together with an additional 23 car parking spaces, boat parking and storage and appropriate landscaping - Variation of Condition 3 of planning permission BI/12/00475/FUL - Class use variation on buildings A to D allowing greater flexibility in the use of the existing business units, to enable retention and creation of employment opportunities.
17/00361/CONMHC	
Birdham Parish Case Officer: Shona Archer Informal Hearings	Plot 13 Land North West Of Premier Business Park Birdham Road Appledram West Sussex Without planning permission, change of use of the Land to the storage of a caravan and a diesel fuel oil tank.

Reference/Procedure	Proposal
<u>17/00356/CONMHC</u>	
Birdham Parish Case Officer: Shona Archer Informal Hearings 21-Jun-2022 Chichester District Council East Pallant House PO19 1TY	Plot 12 Land North West Of Premier Business Park Birdham Road Appledram West Sussex Without planning permission, change of use of the Land to the storage of a caravan and a highway maintenance vehicle used for white line painting.
<u>17/00362/CONMHC</u>	
Birdham Parish Case Officer: Shona Archer Informal Hearings	Plot 14 Land North West Of Premier Business Park Birdham Road Appledram West Sussex Without planning permission change of use of the land to use as a residential caravan site.
<u>20/00379/CONCOU</u>	
Birdham Parish Case Officer: Shona Archer Informal Hearings 21-Jun-2022 Chichester District Council East Pallant House PO19 1TY	Plot 13 Land North West Of Premier Business Park Birdham Road Appledram West Sussex Appeal against BI/47
<u>21/02354/ELD</u>	
Bosham Parish Case Officer: Alicia Snook Written Representation	Land West Of Walton House Main Road Bosham PO18 8QB Use of the land for the storage of boats, boat trailers and sundry items.
<u>* 19/02579/FUL</u>	
Chichester Parish Case Officer: Martin Mew Informal Hearings 10-May-2022 Chichester District Council East Pallant House PO19 1TY	Land North West Of Newbridge Farm Salthill Road Fishbourne West Sussex Change use of land to travellers caravan site consisting of 4no. pitches each containing 1no. mobile home, 1no. touring caravan, 1no. utility dayroom; play area and associated works.

Reference/Procedure	Proposal
<u>20/02009/FUL</u>	
<p>Chichester Parish Case Officer: Martin Mew Informal Hearings 10-May-2022 Chichester District Council East Pallant House PO19 1TY</p>	<p>Land North West Of Newbridge Farm Salthill Road Fishbourne West Sussex</p> <p>Change use of land to travellers caravan site consisting of 3 no. pitches each containing 1 no. mobile home, 1 no. touring caravan, 1 no. utility dayroom; play area and associated works (Resubmission of CC/19/02579/FUL).</p>
<u>21/02110/FUL</u>	
<p>Chichester Parish Case Officer: Martin Mew Written Representation</p>	<p>23 Lavant Road Chichester PO19 5RA</p> <p>Redevelopment of the site with creation of 5 no. flats and parking, landscaping and associated works. (Variation of condition 2 for permission CC/20/03226/FUL - amendments to rear roof slope to create a concealed roof terrace).</p>
<u>20/00380/CONTRV</u>	
<p>Chichester Parish Case Officer: Sue Payne Informal Hearings 10-May-2022 Chichester District Council East Pallant House PO19 1TY</p>	<p>Land North West Of Newbridge Farm Salthill Road Fishbourne West Sussex</p> <p>Appeal against creation of hardstandings and siting of mobile homes without planning permission.</p>
<u>20/03320/OUTEIA</u>	
<p>Chidham & Hambrook Parish Case Officer: Jane Thatcher Public Inquiry</p>	<p>Land East Of Broad Road Broad Road Nutbourne West Sussex</p> <p>Outline planning application (with all matters reserved except access) for up to 132 dwellings and provision of associated infrastructure.</p>
<u>20/03378/OUT</u>	
<p>Chidham & Hambrook Parish Case Officer: Andrew Robbins Informal Hearings</p>	<p>Land At Flat Farm Hambrook West Sussex PO18 8FT</p> <p>Outline Planning Permission With Some Matters Reserved (Access) - Erection of 30 dwellings comprising 21 market and 9 affordable homes, access and associated works including the provision of swales.</p>

Reference/Procedure	Proposal
<u>19/02493/OUT</u>	
Earnley Parish Case Officer: Andrew Robbins Informal Hearings	Earnley Concourse Clappers Lane Earnley Chichester West Sussex PO20 7JN 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
<u>20/03125/OUT</u>	
Earnley Parish Case Officer: Jeremy Bushell Public Inquiry 14-Jun-2022 Multiple Venues	Land South Of Clappers Lane Clappers Lane Earnley West Sussex Outline Application for the erection of up to 100 dwellings with associated access, landscaping and public open space. All matters reserved other than access.
<u>21/01920/PA16A</u>	
East Wittering And Bracklesham Parish Case Officer: Calum Thomas Written Representation	Car Park Northern Crescent East Wittering West Sussex Proposed 15.0m Phase 8 monopole C/W wrapround cabinet at base and associated ancillary works.
<u>21/03279/FUL</u>	
East Wittering And Bracklesham Parish Case Officer: Emma Kierans Fast Track Appeal	Land South Of Tranjoeen1 Field Maple Bracklesham Lane Bracklesham Bay West Sussex Proposed vehicle crossover (means of access to a highway Class B).
<u>21/03313/DOM</u>	
East Wittering And Bracklesham Parish Case Officer: Emma Kierans Fast Track Appeal	Coromandel Longlands Road East Wittering Chichester West Sussex PO20 8DD Construction of a single attached garage to the western side of the approved 2 bedroom chalet bungalow currently being constructed.

Reference/Procedure	Proposal
<u>21/02553/FUL</u>	
Fishbourne Parish Case Officer: Joanne Prichard Written Representation	Bethwines Farm Blackboy Lane Fishbourne PO18 8BL Change of use of land to provide facility for 'doggy day care', including the provision of 3 no. portakabins and perimeter fence.
<u>* 19/00445/FUL</u>	
Funtington Parish Case Officer: Martin Mew Written Representation	Land South East Of Tower View Nursery West Ashling Road Hambrook Funtington West Sussex Relocation of 2 no. existing travelling show people plots plus provision of hard standing for the storage and maintenance of equipment and machinery, 6 no. new pitches for gypsies and travellers including retention of hard standing.
<u>19/02939/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Written Representation	Old Allotment Site Newells Lane West Ashling West Sussex Use of land for the stationing of a caravan for residential purposes, together with the formation of hardstanding.
<u>20/00234/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Informal Hearings	Land West Of Newells Lane West Ashling PO18 8DD Change of use of land for the stationing of 4 no. static caravans and 4 no. touring caravans for a Gypsy Traveller site, including parking, hard standing and associated infrastructure.
<u>20/00534/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Informal Hearings	Land South Of The Stables Scant Road East Hambrook Funtington West Sussex Change of use of land to use as a residential caravan site for 2 no. gypsy families and construction of 2 no. ancillary amenity buildings, including the laying of hardstanding, erection of boundary wall.

Reference/Procedure	Proposal
<u>20/00950/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Written Representation	Field West Of Beachlands Nursery Newells Lane West Ashling West Sussex Use of land for the stationing of a caravan for residential purposes, together with the formation of hardstanding and associated landscaping.
<u>20/00956/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Informal Hearings 09-Aug-2022 Chichester District Council East Pallant House PO19 1TY	Field West Of Beachlands Nursery Newells Lane West Ashling West Sussex Change use of land to residential for the stationing of caravans for Gypsy Travellers including stable, associated infrastructure and development.
<u>20/03306/FUL</u>	
Funtington Parish Case Officer: Calum Thomas Informal Hearings	Land To The West Of Newells Farm Newells Lane West Ashling West Sussex The stationing of caravans for residential purposes together with the formation of hardstanding and utility/dayrooms ancillary to that use for 3 no. pitches.
<u>21/01681/FUL</u>	
Funtington Parish Case Officer: Rebecca Perris Written Representation	Chapel Barn Chapel Lane Funtington PO18 9AW Change of use of land to garden land for the construction of tennis court with fence enclosure and soft landscaping.
<u>20/00109/CONTRV</u>	
Funtington Parish Case Officer: Shona Archer Informal Hearings 09-Aug-2022 Chichester District Council East Pallant House PO19 1TY	Field West Of Beachlands Nursery Newells Lane West Ashling West Sussex Appeal against Enforcement Notice FU/80

Reference/Procedure	Proposal
<u>21/00152/CONTRV</u>	
Funtington Parish Case Officer: Shona Archer Informal Hearings	Land West Of Newells Farm Newells Lane West Ashling West Sussex Appeal against Enforcement Notice FU/87
<u>20/00288/CONENG</u>	
Funtington Parish Case Officer: Tara Lang Informal Hearings	Land West Of Newells Lane West Ashling Chichester West Sussex PO18 8DD Appeal against Enforcement Notice FU/77
<u>18/00323/CONHI</u>	
Funtington Parish Case Officer: Sue Payne Written Representation	West Stoke Farm House Downs Road West Stoke Funtington Chichester West Sussex PO18 9BQ Appeal against HH/22
<u>18/00323/CONHI</u>	
Funtington Parish Case Officer: Sue Payne Written Representation	West Stoke Farm House Downs Road West Stoke Funtington Chichester West Sussex PO18 9BQ Appeal against High Hedge Remedial Notice HH/25
<u>20/00288/CONENG</u>	
Funtington Parish Case Officer: Shona Archer Informal Hearings	Land West Of Newells Lane West Ashling Chichester West Sussex PO18 8DD Appeal against Enforcement Notice FU/89
<u>20/02675/OUTEIA</u>	
Lavant Parish Case Officer: Jane Thatcher Public Inquiry	Field South Of Raughmere Drive Lavant West Sussex Outline Application with all matters reserved (except for access) for the development of 140 dwellings, public open space, landscaping, parking and associated works.

Reference/Procedure	Proposal
<u>19/01400/FUL</u>	
Loxwood Parish Case Officer: Martin Mew Written Representation	Moores Cottage Loxwood Road Alfold Bars Loxwood Billingshurst West Sussex RH14 0QS Erection of a detached dwelling following demolition of free-standing garage.
<u>21/00300/FUL</u>	
Loxwood Parish Case Officer: Robert Young Written Representation	Land At Loxwood Hall West Guildford Road Loxwood Billingshurst West Sussex RH14 0QP Erection of a detached dwelling.
<u>21/00077/FUL</u>	
Plaistow And Ifold Parish Case Officer: Sascha Haigh Written Representation	Oxencroft Ifold Bridge Lanelfold Loxwood RH14 0UJ New entrance gate at Oxencroft (retrospective).
<u>20/00182/CONCOU</u>	
Plaistow And Ifold Parish Case Officer: Sue Payne Written Representation	The Coach House Oak Lane Shillinglee Plaistow Godalming West Sussex GU8 4SQ Appeal against PS/70
<u>* 19/03112/FUL</u>	
Sidlesham Parish Case Officer: Calum Thomas Informal Hearings	Melita Nursery Chalk Lane Sidlesham Chichester West Sussex PO20 7LW Change of use of land to rear of dwelling for siting of residential caravans for 7 no. pitch Gypsy Traveller site with associated development (hard standing fencing and 3 no. utility buildings).
<u>20/01470/FUL</u>	
Sidlesham Parish Case Officer: Calum Thomas Informal Hearings	3 Melita Nursery Chalk Lane Sidlesham Chichester West Sussex PO20 7LW Change of use of land to mixed use for siting of residential caravans for 3 no. pitch Gypsy Traveller site with associated development (hard standing, fencing and utility buildings) on land forming part of 3 Melita Nursery -part retrospective.

Reference/Procedure	Proposal
<u>20/02541/FUL</u>	
Sidlesham Parish Case Officer: Martin Mew Written Representation	Annabel Barns Chalk Lane Sidlesham PO20 7LW Single storey extension to existing office and storage building, including installation of solar photovoltaic panels and 3 no. additional parking spaces.
<u>20/02858/FUL</u>	
Sidlesham Parish Case Officer: Emma Kierans Written Representation	Land To The North Of Sunnybrook Highleigh Road Sidlesham PO20 7NN 1 no. single storey dwelling with garage and associated landscaping.
<u>21/00622/FUL</u>	
Sidlesham Parish Case Officer: Maria Tomlinson Written Representation	Land East Of 4 Cow Lane Sidlesham West Sussex PO20 7LN Detailed application for an alternative 1 no. 3 bed dwelling following approval of 19/02349/FUL.
<u>21/01163/PA3Q</u>	
Sidlesham Parish Case Officer: Maria Tomlinson Written Representation	Johnsons Barn Mill Lane Sidlesham Chichester West Sussex PO20 7NA Class Q(b) Application for Prior Approval. Change of Use of Agricultural Building from Agriculture to 1 no. Dwelling (C3 Use Class).
<u>20/00301/CONMHC</u>	
Sidlesham Parish Case Officer: Sue Payne Written Representation	M & Y Fruit Limited 82A Fletchers Lane Sidlesham Chichester West Sussex PO20 7QG Appeal against Enforcement Notice SI/77.
<u>20/02077/FUL</u>	
Southbourne Parish Case Officer: Maria Tomlinson Written Representation	Marina Farm Thorney Road Southbourne Emsworth Hampshire PO10 8BZ Redevelopment of previously developed land. Removal of existing 5 no. buildings. Proposed 1 no. dwelling.

Reference/Procedure	Proposal
<u>21/00089/FUL</u>	
Southbourne Parish Case Officer: Maria Tomlinson Written Representation	Thornham Products Thornham Lane Southbourne PO10 8DD Retention of existing single mobile home on the land and to continued use for applicant's place of residence, following expiry of temporary period granted under condition 2 of SB/15/01837/FUL.
<u>* 20/02491/OUT</u>	
West Wittering Parish Case Officer: Jane Thatcher Public Inquiry	Land To The West Of Church Road Church Road West Wittering West Sussex Outline planning application for residential development of 70 dwellings (some matters reserved except for access).
<u>* 20/00047/FUL</u>	
Westbourne Parish Case Officer: Calum Thomas Written Representation	Hopedene Common Road Hambrook Westbourne PO18 8UP Change use of land to a single private gypsy pitch with associated hardstanding and day room.
<u>20/00785/FUL</u>	
Westbourne Parish Case Officer: Calum Thomas Informal Hearings	Meadow View Stables Monks Hill Westbourne PO10 8SX Change of use of land for use as extension to Gypsy caravan site for the stationing of 6 additional caravans, including 3 pitches, each pitch consisting of 1 no. mobile home, 1 no. touring caravan and a utility building together with laying of hardstanding
<u>20/03164/FUL</u>	
Westbourne Parish Case Officer: Calum Thomas Informal Hearings	Land East Of Monk Hill Monks Hill Westbourne West Sussex Change of use of land to 1 no. private gypsy and traveller caravan site consisting of 1 no. mobile home, 1 no. touring caravan, 1 no. utility dayroom and associated development.

Reference/Procedure	Proposal
<u>13/00163/CONWST</u>	
Westbourne Parish Case Officer: Shona Archer Public Inquiry 19-May-2022 Virtual Event	The Old Army Camp Cemetery Lane Woodmancote Westbourne West Sussex Appeal against WE/40, WE/41 and WE/42
<u>19/00107/CONMHC</u>	
Westbourne Parish Case Officer: Steven Pattie Written Representation	Jubilee Wood Bridle Lane Woodmancote Hambrook West Sussex Appeal against Enforcement Notices WE/50 and WE/51
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/57
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/59
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/52
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/53

Reference/Procedure	Proposal
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/54
<u>13/00163/CONWST</u>	
Westbourne Parish Case Officer: Shona Archer Public Inquiry 19-May-2022 Virtual Event	The Old Army Camp Cemetery Lane Woodmancote Westbourne West Sussex Appeal against WE/40, WE/41 and WE/42
<u>21/00169/CONDWE</u>	
Westbourne Parish Case Officer: Tara Lang Public Inquiry	Land South West Of Racton View Marlpit Lane Hambrook Westbourne West Sussex Appeal against creation of a dwellinghouse and two annex buildings subject to Enforcement Notice WE/58
<u>20/02824/OUT</u>	
Westhampnett Parish Case Officer: Andrew Robbins Public Inquiry 03-Aug-2021 Virtual Event	Land Within The Westhampnett / North East Chichester Strategic Development Location (north Of Madgwick Lane) Chichester Outline Application with all matters reserved except for access for the residential development comprising up-to 165 dwellings, including an element of affordable housing; together with an access from Madgwick Lane as well as a relocated agricultural access, also from Madgwick Lane; Green Infrastructure, including the enhancement of the Lavant Valley Linear Greenspace; sustainable drainage systems; and associated infrastructure.

4. VARIATIONS TO SECTION 106 AGREEMENTS

None

5. CALLED-IN APPLICATIONS

Reference	Proposal	Stage

6. COURT AND OTHER MATTERS

Injunctions		
Site	Breach	Stage
Birdham Farm	Of 4 Enforcement Notices	Injunction granted by the High Court. Most of the plot have been vacated apart from 3. Matter referred to counsel to advise on Contempt of Court proceedings for breach of the 2020 Injunction.

Court Hearings		
Site	Matter	Stage

Prosecutions		
Site	Breach	Stage
Land South of the Stables	Of Enforcement Notice	Prosecution withdrawn from the court list. This matter had been adjourned 4 times at our request due to the Defendant lodging an appeal to the Planning Inspectorate which might regularize the use of the land. Indication from the P.I. is that it might be several months still before the appeal is heard. Withdrawal of proceedings was in the Interest of Justice as we could not justify more requests to adjourn. This matter does not have a six months' time limit to list in the court, therefore it can always be re-listed depending on the outcome of the appeal.

Prosecutions - continued		
Site	Breach	Stage
Cowdown Farm, Compton	Of Enforcement Notice	Prosecution withdrawn from the court list. Use of the land regularized by the application and granting of a Permitted Development Certificate.
Oakham Farmhouse, Oving	Of Enforcement Notice	Awaiting court date as date provided by the court is not suitable for parties to attend
Crouchlands, Lagoon 3	Of Enforcement Notice	Counsel's opinion requested as to the viability of prosecution proceedings due to potential statutory defence.

7. POLICY MATTERS