

**Minutes of the Planning Committee meeting of Chidham & Hambrook Parish Council held at
Chidham & Hambrook Village Hall on 2nd May 2017 at 7.00 p.m.**

Present: Cllr Linda Wilkinson (Chairman) Cllr Ina Littlefield
Cllr Geoffrey Hyde Cllr Jacky Sheppard
Cllr Andy Collins
Cllr Cliff Archer

Two members of the public.

101.17 Apologies for absence

Apologies were received from Cllr Jane Towers

102.17 Declarations of Disclosable Pecuniary Interests, if any:

- a) There were no declarations of interest
- b) There were no dispensation requests

103.17 Minutes of the Planning Committee held on 4th April 2017

Resolved that the Minutes of the Planning Meeting held on 4th April 2017 be approved as a correct record and signed by the Chairman.

104.17 Open Forum

The owners of White Cottage, Chidham Lane, Chidham gave a representation in respect of planning application CH/17/00842 to improve and extend their property.

Planning Applications

105.17 CH/17/00842/DOM

Case Officer:-James Cross – Other Dev – Householder Developments

Mr Karl Sheddon

White Cottage, Chidham Lane, Chidham PO18 8TD

Ground and first floor extension on south elevation, internal alterations and installation of 2 no. roof dormers.

With the agreement of the Chairman this item was brought forward on the Agenda.

The Parish Council raises no objection to this planning application.

106.17 CH/17/00499/DOM

Case Officer:- Rachel Ballam – Other Dev – Householder Developments

Mr Dave Burt

11 Mansfield Cottages, Main Road, Nutbourne, Chichester

Drop Kerb for entrance to driveway

The Parish Council raises no objection to this planning application.

107.17 CH/17/00623/FUL

Case Officer:- Caitlin Boddy – Minor Dev – Dwellings

Mrs L Padmore

Land North of Good View, Prior Leaze Lane, Hambrook, Chichester

Erection of 1 no 3 bedroom house

The Parish Council objects to this planning application for the erection of 1 no 3 bedroom house on this plot of land. It is considered that the footprint of the proposed property is too large for the site and that a smaller single storey bungalow or chalet bungalow would sit better on the site and dominate its surroundings less. Serious concerns were raised in respect of the proposed access from the site onto Prior Leaze Lane. It was felt that for safety reasons this access would be better onto the lane on the southern side of the site. If a property was to be built on this site then it was considered that existing screening from trees and hedging should be retained as far as possible around the whole perimeter of the site instead of removal of the same and replacement with timber fencing as detailed in this planning application. This to be part of an overall landscaping of the site. Currently the site could be considered to be a “small green oasis” in a fairly built up area. The Parish Council would also wish to see surface and wastewater surveys undertaken to determine the suitability of the site. The site is surrounded by ditches with a large storm drain to the western side and the Parish Council feels it would also be necessary to determine whether any proposed development would compromise this existing drainage system.

108.17 CH/17/00724/FUL

Case Officer:- Rachel Ballam – Minor Dev – All Others

Mr Edward Scales

Mill Farm, Hambrook Hill South, Hambrook

Construction of a stable with hay store

The Parish Council raises no objection to this planning application.

109.17 CH/16/03626/DOM

Case Officer:- Fjola Stevens

La Traite, Chidham Lane, Chidham, PO18 8TH

Retrospective part change of use of two storey garage/store to ancillary residential living area and associated works

Chidham & Hambrook Parish Council retains its objection to this planning application. It also wishes to note that the information given in the documents supporting this planning application regarding the proposed use of the converted garage is conflicting. The Parish Council seek clarification as to whether the proposed use of this building is as ancillary accommodation to the main house as stated in the planning application itself, for holiday lets, or for longer term letting. All these different uses are referred to at some point in the documentation. It considers it is essential that the intended use is clarified before accurate consideration of this planning application can be made.

110.17 Planning Appeals

There were no planning appeals.

111.17 Planning Decisions

The CDC Planning Decisions made since the last Parish Council Planning Committee Meeting were noted.

112.17 Chairman's Report

The Planning Committee had been asked by the Planning Officer to reconsider this planning application in light of the revised plans and heritage statement submitted by the developer:

16/04148/FUL

Flat Farm Broad Road Hambrook Chidham PO18 8RF

Demolition of existing dwelling and associated outbuildings and construction of 11 no. new dwellings.

Case Officer: Rhiannon Jones

Chidham Parish Council withdrew its previous objection to this development in light of the revised plans and heritage statement.

Concerns did still remain however about the density of the development, layout, number of parking spaces and the closeness of the whole development to the overhead pylons.

113.17 Date of Next Meeting

It was noted that the next Planning Committee meeting would be on Tuesday 16th May at 7.00 pm in Chidham & Hambrook Village Hall.

(Chairman)

(Date)