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| **Minutes of Sidlesham Parish Council Planning Committee****Wednesday, 15th January at 7 pm****The Parish Rooms, Church Farm Lane**  |
| **(Weeks 78 - 81)** |
| **Present:** Cllrs A Harland (Chair), D Guest, C Hall, M Mellodey, M Monnington, T Parsons, T Tull, N Wade & the Clerk. Cllr D Johnson (CDC) arrived shortly after the meeting started. |
|  | **Welcome and Apologies for Absence** – Cllrs P Montyn (WSCC) & L Ramm.  |
|  | **Declaration by Councillors of Personal Interests** - None |
|  | **Minutes of Last Planning Committee Meeting.**  |
|  | Cllr N Wade proposed and Cllr T Tull seconded, that the Minutes of the Planning Meeting held on the 11th December 2024 be signed as a correct record. All agreed. |
|  | **Planning Applications Discussed on under Item 9 for Ratification of Decisions Made for Agreement**  |
| **4.1** | **SI/24/02627/FUL - Minor Dev – Dwellings** - 11A Cow Lane, Sidlesham, Chichester, West Sussex, PO20 7LN. Demolition of existing agricultural building and erection of 1 no. dwelling with 2 no. parking bays - alternative to Class Q prior approval SI/21/01963/PA3Q. **NO OJECTION**. All Agreed to ratify this decision. |
| **4.2** | **SI/24/02612/FUL - Minor Dev - Gypsy/Traveller Site -** Bucket and Spade, Selsey Road, Sidlesham, Chichester, West Sussex, PO20 7QX. 5 no. additional campsite pitches and extensions to 3 no. existing pitches with additional hard standings and access drive to support touring caravans and parking. Extended operation from 1 March to 7 January each year. **STRONGLY OBJECT.** The decision was ratified by the Parish Council after some discussion seeking a response from Cllr Johnson as to the application’s title “Gypsy/Traveller Site”, which it is not. Cllr Johnson confirmed seeking Planning’s rational behind it but had not received a definitive answer except the application was not seeking residential status therefore the status of the applicant was not applicable. The Parish Councillors felt this was not acceptable especially as it is believed to have been a CDC mistake and was not on the original Applicants Application. The Councillors requested the Clerk to write to Planning telling them to redact the title and for confirmation that this has been carried out.  |
|  | **New Planning Applications for Discussion.** |
|  | **SI/24/02594/ELD** - Other Dev - Certs of Lawful Development. 82A Fletchers Lane, Sidlesham,Chichester, West Sussex, PO20 7QG. Existing Lawful Development - stationing of 1 no. caravan. After discussion it was agreed to **OBJECT** to this application on the grounds that we do not accept that the caravan has been occupied legally for 4 years. We are aware that Enforcement proceedings took place in June 2021 and the Applicant's appeal dismissed in 2022. Therefore, we are of the opinion that Enforcement should be involved in deciding. We support the objections raised by the parishioners. It was also felt that a clear picture of the history for this property is required and would welcome a full breakdown for the Parish Council to discuss this further.  |
|  | **SI/24/02704/PA3Q - Prior Approvals** - Oakhurst Barns, Ham Road, Sidlesham, Chichester, West Sussex, PO20 7NY. Conversion of an agricultural building into 2 no. dwellinghouses, under Schedule 2, Part 3, Class Q of the General Permitted Development Order (GPDO) 2015 (as amended). **NO OBJECTION**. |
|  | **SI/24/02622/FUL - Minor Dev – Dwellings -** Timber Lodge, Highleigh Road, Sidlesham, Chichester, West Sussex, PO20 7NR. Production managers house and garage replacing partially constructed house. (Removal of condition 4 of permission 01/00713/FUL - Agricultural Occupation). After discussion it was agreed that the latest items appearing on the CDC website did not need additional comments from the PC. The existing comment made last month was sufficient and did not need any further response. |
|  |  **Planning Decisions**  |
| **6.1** | **SI/24/01828/**FUL - The Fairways Brimfast Lane Sidlesham Common Chichester West Sussex PO20 7PZ. Retention of two mobile homes for a temporary period of 24 months during construction of 1 no. 4 bedroom dwelling permitted under SI/10/01835/REM. **PERMIT** |
| **6.2** | **SI/24/01052/DOM** - 37 Chalk Lane Sidlesham Chichester West Sussex PO20 7LW 2 no. single-storey rear extensions. **PERMIT** |
| **6.3** | **SI/24/02193/**FUL - The Barn South Of 24 Chalk Lane Chalk Lane Sidlesham West Sussex PO20 7LW. Replacement dwelling with demolition of 1 no. garage/stable block and 1 no. barn outbuilding. Continued use of the existing access and yard area and retention and amendments to boundary treatment. **WITHDRAWN.** The Chair asked whether anyone knew of the reasoning behind this, and the PC was informed the Applicant had received pre advice from planning that it was likely to be objected to and hence withdrawing their application. |
| **6.4** | **SI/24/02219/FUL** - 63 Street End Lane Sidlesham Chichester West Sussex PO20 7RG Demolition of existing glass house and construction of 2 no. units of 2-bedroom tourist accommodation and associated works. (Variation of condition 2 of permission 23/02901/FUL - movement of bin stores). **PERMIT** |
| **6.5** | **SI/24/02439/DOM** - Sunnybrook Barn Highleigh Road Sidlesham Chichester West Sussex PO20 7NR. 2 storey porch and bathroom extension. **PERMIT** |
| **6.6** | **SI/24/02545/PA3Q** - The Roost Fletchers Lane Sidlesham Chichester West Sussex PO20 7QG. Class Q(c) Application for Prior Approval - Change of Use of Agricultural Building to 1 no. Dwelling (C3 Use Class). **PRIOR APPROVAL REQUIRED HEREBY PERMITTED** |
| **6.7** | **SI/24/02539/TCA** - Oakdene Mill Lane Sidlesham Chichester West Sussex PO20 7NA Notification of intention to crown reduce by 30% on 1 no. Oak tree (T1) and 1 no. Maple tree (T2), Cut back back to old pruning points (approx. 30%) on 1 no. Ash tree (T3) and crown reduce by 25% on 1 no. Pittosporum tree (T4).**NOT TO PREPARE A TREE PRESERVATION ORDER** |
|  | **Enforcement Orders** – No new ones. |
|  | **Appeals**  |
| **8.1** | **SI/24/02206/FUL** - Land Adjacent To 37 Chalk Lane Sidlesham Chichester West Sussex PO20 7LW. Demolition of existing barn and erection of 2 no. semi-detached dwellings (alternative to LA Ref: SI/22/02131/PA3Q). To be heard 15th January 2025. |
| **8.2** | **24/00161/CONBC/APP/L3815/C/24/3351302** - Melita Nursery, Chalk Lane, Sidlesham, Chichester, West Sussex, PO20 7LW. To be heard 4th February & 5th February 2025 commencing at 10:00am. Cllr Wade asked if anyone was able to attend with him at the Appeal. Cllr Johnson was asked if she was going and stated she had not been asked but would check to see if she could attend. Cllr Harland also stated he may be able to attend as well. Both will liaise with Cllr Wade. |
|  | **Planning Correspondence and Other Planning Matters** |
| **9.1** | **SI/19/00012/CONDM/24/01828/FUL** - The Fairways, Brimfast Lane, Sidlesham Common, Chichester, West Sussex PO20 7PZ. Letter from Enforcement - Case closed as permission give for a further 24 months. |
| **9.2** | **SI/24/02830/FUL - Minor Dev - Gypsy/Traveller Site** - Land South Of Telephone Exchange, Selsey Road, Sidlesham, West Sussex, PO20 7NG. Change of use of land to the stationing of 4 no. additional caravans for residential purposes, erection of 1 no. machinery/storage barn and 4 no. attached utility buildings, with associated landscaping and revised site layout. After lengthy discussions, Sidlesham Parish Council **OBJECT** to this application on the grounds of dominance and over development. The Parish Council would ask that a site visit is arranged to ensure that this is not a retrospective application. They also stated that if Planning were minded permitting this application, the PC would ask that a condition be attached to it stating the area of green space known as Paws in the Park alongside the Selsey Road adjacent to this application's address be maintained as a green and open space. |
|  | **Matters of Urgent Public Importance** - None |
|  | **Matters of Information** - None |
|  | **Date of Next Meeting** – The date for the next meeting is the 12th February 2025 at 7pm.  |

Meeting ended at 20.00 pm

Alison Colban, Parish Clerk, Sidlesham Parish Council