

Minutes of the Planning Committee meeting of Chidham & Hambrook Parish Council held at Chidham & Hambrook Village Hall on 13th December 2016 at 7.30 p.m.

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

In attendance: Kerry Simmons, Genesis Town Planning; 6 members of the public.

024 Apologies for absence

Apologies were received from Cllr Jane Towers and Mrs Caroline Davison, Clerk to Chidham & Hambrook Parish Council.

025 Declarations of Disclosable Pecuniary Interests, if any:

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

026 Minutes

Resolved that the minutes of the Planning Meeting held on 22nd November 2016 be approved as a correct record and signed by the Chairman.

027 Open Forum

a) Greenacres Nursery

Ms Kerry Simmons, Genesis Town Planning, attended the Meeting to update the Parish Council regarding the Developer's proposals for the Greenacres Nursery site, Main Road, Chidham. Ms Simmons explained that Genesis Town Planning had addressed the Parish Council at their meeting on 4 October 2016 to give a preparatory talk about the proposal to develop the site and the Company would be submitting an Outline Planning Application in the near future for 10 units on a balanced mixed development with a small area of 'Open Space'. The application would be in accordance with LP1 and EM3 of the Parish's Neighbourhood Plan.

Some members of the public raised concerns about the width of the access and others about the safety aspect of traffic leaving and entering the site with so many different accesses onto the main road within a short distance, e.g. Chidham Place, a number of private driveways, Chidham Lane, Cot Lane, Ivydene Crescent, Broad Road. Concerns were also raised regarding the safety of pedestrians using the crossing.

b) Planning Application 16/03544/FUL – Land West of Ticehurst, Broad, Nutbourne – 1 no. residential dwelling in the form of a railway signal box. It was agreed that the comments submitted by Jodie Wilkes, WSCC Strategic Planning, dated 25 November 2016 should be noted.

Planning Applications

028 CH/16/03626/FUL

La Traite, Chidham Lane, Chidham

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

It is noted that work was started on 02/04/2015 and completed on 02/02/2016.

The Parish Council strongly objected to this planning application due to the clear breach of the conditions imposed under Planning Application CH/10/00435/DOM.

The Parish Council also expressed concerns that this breach of conditions could be set as a precedent.

029 CH/16/03848/DOM

19 The Avenue, Hambrook

Single storey side extension

The Parish Council had no objection to this planning objection.

030 CH/16/03846/DOM

Waters Edge, Cut Mill, Chidham PO18 8PS

Construction of an Oak framed Conservatory at the rear side of existing dwelling

The Parish Council had no objection to this planning application.

031 CH/16/03930/FUL

Building North of 1 Chidham Lane, Chidham

Raise ridge and add dormers

The Parish Council objected to this planning application for the following reasons:

The proposals would create a building too high for its footprint, be overbearing and out of character with neighbouring properties.

Parking provision has not been addressed.

No specifications had been given regarding utility services – water, drainage/wastewater/sewage, broadband.

Caveat In the event of Planning Permission being granted, a Condition should be included that the building should not be used for residential purposes or the distribution of parcels.

032 CH/16/03980/FUL

Winona, I Maybush Drive, Chidham PO18 8SR

Erection of 1 no two bedroomed detached chalet bungalow

The Parish Council had no objection to this planning application. It commented however that anything that could be done to alleviate the starkness of the East Elevation of the property facing onto Cot Lane would be most welcome.

033 Planning Appeals

There were no planning appeals to consider at this meeting.

034 Planning Decisions

The Planning decisions were noted.

Regarding future lists, it was suggested that the lists should indicate the Parish Council's response to each application as well as the District Council's decision.

035 Date of Next Meeting

Tuesday, 10 January, 2017 at 7.30 p.m. at Chidham & Hambrook Village Hall.

UNCONFIRMED