

## Minutes



**Westbourne**  
Parish Council

PO Box 143  
Emsworth  
PO10 9DX

07775654483  
clerk@westbourne-pc.gov.uk

---

### **Minutes of Westbourne Parish Council's Planning Committee which took place on Thursday 14 July at 6.15pm at The Meeting Place, North Street, Westbourne.**

Present: Cllr Lade Barker, Cllr David Mack, Cllr Nigel Ricketts, Mr Frank Campbell and Mr Kevan Pegley (joined the meeting at 7.25pm).

In attendance: Clare Kennett, Clerk to the Council.

Meeting chaired by Cllr Mack. Nine members of the public were present.

21. Election of the Chairman of the Committee: The Clerk had spoken to Cllr Hitchcock who said he was happy to continue as Chair, which was seconded by Cllr Mack. A vote was carried out and all were in favour. Cllr Hitchcock was **ELECTED** as Chair of the Committee.

22. Apologies for absence: Cllr Kim Franks and Cllr Richard Hitchcock

23. Election of the Vice-Chairman of the Committee: Cllr Mack proposed Cllr Barker which was seconded by Mr Campbell. A vote was carried out and all were in favour. Cllr Barker was **ELECTED** as Vice Chair of the Committee.

24. Declarations of interest: There were no interests.

25. Minutes of the meeting of 12 May 2022: Members **AGREED** to **APPROVE** the minutes as a true record and they were signed as such by the Chair.

26. Updates and issues from the minutes of 12 May 2022: There were no further updates.

27. Co-option: Members invited Mr Kevan Pegley to introduce himself to the committee and give his reasons for wanting to join. A vote was carried out and all were in favour of Mr Pegley joining the committee. Mr Pegley was **CO-OPTED** to the committee as a non-councillor member and joined the meeting from 7.25pm.

28. Planning applications: Members **RESOLVED** to make the following decisions.

**22/00209/FUL:** Construction of 10 no. dwellings, creation of new vehicular and pedestrian access on to Monk's Hill including landscaping and associated works. Land west of Monks Hill, Westbourne.

A vote was carried out with three in favour of the proposal, one against and one abstention. It was therefore carried to have **NO OBJECTION** to the planning application, but with the comment that the consultation with local residents had been inadequate. Some had not been consulted at all and the public notice had been displayed in an inaccessible location where there was no pavement. Members

## Minutes

**AGREED** to write to Chichester District Council to recommend that normal arrangements for consulting were reinstated with individual notifications sent to nearby residents so that consultation was consistent with the best approach of the best local planning authorities.

**22/01538/FUL:** Erection of 6 no. dwellings, landscaping and alteration to existing access. Land to the rear of Mile End House, East Street, Westbourne. Members asked the architect, Tom from Richard Meynell Ltd, if further details could be circulated about the access road to the development as they considered there was limited visibility and the parked cars on East Street could cause an obstruction. They were also interested in finding out more about the plans for the flint stone wall which formed an important characteristic of the listed building and the Conservation Area. It was agreed to defer a decision until this information had been received.

**22/00708/FUL:** Change of use of land from paddock to garden. Land adjacent to 15 The Shire, Westbourne. It was agreed to have **NO OBJECTION**.

**22/01241/FUL:** Change of use of land for siting 1 no. showman's mobile home with associated storage. Rownberts, Woodmancote Lane Woodmancote.

It was agreed to **OBJECT** to the planning application. There are already several unimplemented pitches and plots for Gypsy, Traveller and Travelling Showpeople in other locations within the Parish and more should not be permitted unless these are all utilised. The Parish Council is concerned that the number of Gypsy, Traveller and Travelling Showman pitches and plots has greatly increased in the Parish in recent years. There is already a high concentration of Gypsy, Traveller and Travelling Showman pitches and plots in the Parish of Westbourne and neighbouring Parish of Funtington. This is the highest local concentration of such uses in the county area of West Sussex. This has a disproportionate and adverse impact on the local communities of Westbourne and Woodmancote.. Furthermore, the Parish of Westbourne has already provided the required number of Gypsy and Traveller pitches as identified in the Local Plan and taking into account concerns raised above, there is no justification to allow an increased number of pitches. Westbourne's Neighbourhood Plan has a policy which also recognises this issue, as follows:

"4.5 28 Policy QA3: Community Balance OA3-1 GTTPS Plots/Pitches.

Development proposals to meet the needs of the Gypsy, Traveller and Travelling Showpeople community (as defined in Planning Policy for Traveller Sites (2015) or any subsequent policy) will be permitted where they:

- a. Can demonstrate a local connection;
- b. Can demonstrate that there is no alternative available pitch which could be used in the locality;
- c. Do not result in sites being over-concentrated in any one location or disproportionate in size to nearby communities;
- d. Are capable of being provided with infrastructure such as power, water supply, foul water drainage and recycling/waste management without harm to the special qualities of the National Park;
- e. Provide sufficient amenity space for residents;

## Minutes

- f. Do not cause, and are not subject to, unacceptable harm to the amenities of neighbouring uses and occupiers;
- g. Have a safe vehicular and pedestrian access from the public highway and adequate provision for parking, turning and safe manoeuvring of vehicles within the site; and
- h. Restrict any permanent built structures in rural locations to essential facilities.”

The Parish Council does not consider that these criteria are met.

**22/01215/FUL:** Change of use of existing domestic garage to occasional 1 bed short term seasonal holiday let studio. Longovers, Duffield Lane, Woodmancote. It was agreed to have **NO OBJECTION**.

**22/01415/TCA:** Notification of intention to crown reduce by 50% (all round) on 1 no. Sycamore tree (T1) and fell 1 no. Ash tree (T2) and 1 no. Yew tree (T3). Lazy Meadow, North Street, Westbourne. It was agreed to have **NO OBJECTION**.

**22/01649/TCA:** Notification of intention to fell 1 no. Beech tree (T1). Westbourne Court, White Chimney Row, Westbourne. It was agreed to have **NO OBJECTION**.

29. Planning appeals: Members **NOTED** the planning hearing to be held on 2 August at Chichester District Council for 20/00785/FUL: 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. Meadow View Stables, Monks Hill, Westbourne.

30. Chichester District Council Enforcement Reporting: Members **NOTED** the list of enforcement issues in the Parish.

31. Announcements and items for the next meeting: There were no announcements.

22. Date of next meeting: The next meeting was scheduled to be held on Thursday 11 August 2022 at 6.15pm.

Meeting closed at 7.14pm.