

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 September 2023 at 6.15pm at The Meeting Place, North Street, Westbourne.

Present: Cllr Kim Franks, Cllr Richard Hitchcock, Mr Frank Campbell and Mr Kevan Pegley.

In attendance: Clare Kennett, Clerk to the Council

The meeting was chaired by Cllr Hitchcock. Three members of the public and no members of the press were present.

52. Apologies for absence: Cllr Lade Barker and Cllr Nigel Ricketts.

53. Declarations of interest: There were no declarations of interest.

54. Minutes of the meeting of 24 August 2023: Members **AGREED** to **APPROVE** the minutes as a true record and they were signed as such by the Chairman.

55. Updates and issues from the minutes of 24 August 2023: It was **NOTED** that planning application 23/01688/DOM (The Haven, Woodmancote Lane) and 23/01637/DOM (24 Ellesmere Orchard) had both been permitted by the District Council.

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

23/01971/ELD: Existing lawful development for the use of 1 no. building (unit 1) for the storage of materials (falling within B8 use). Unit 1, Brooks, Cemetery Lane, Woodmancote.

Members **AGREED** to have **NO OBJECTION** and it was **AGREED** to comment that they would be concerned if the nature of the use of the building were to change to distribution in the future.

23/01162/DOM: Ground floor wraparound extension, floor plan redesign and associated works. 4 Stansted Villas, Commonsides, Westbourne.

Members **AGREED** to have **NO OBJECTION** and it was **AGREED** to comment that the drawings for the north elevation and the description of 'wraparound' did not seem to be accurate.

57. Planning appeals: Members **APPROVED** retrospectively the representation submitted to the Planning Inspectorate on 8 September regarding APP/L3815/C/23/3324972, APP/L3815/C/23/3324974 - WE/61, Southwood Park Estate, The Woodlands, Marlpit Lane. The letter is included at Appendix 1.

58. Chichester District Council Enforcement Reporting: Members **NOTED** the list of enforcement issues.

Minutes

59. Announcements and items for the next meeting: It was discussed that the Neighbourhood Plan should be reviewed and updated by the end of 2024.

60. Confidential business: Members **RESOLVED** to resolve to exclude the public and press, in the view that publicity would prejudice the public interest by reason of the confidential nature of the business or arising out of the business about to be transacted – Public Bodies (Admission to Meetings) Act 1960.

61. Land west of the Shire, Westbourne: Members **AGREED** for the Clerk to write to Mr Edward Rees on behalf of the Parish Council in response to the email he had sent regarding the site. It was **AGREED** that the Parish Council could not comment on any proposal unless a full planning application was received from the District Council.

62. Date of next meeting: The next meeting was scheduled to be held on Thursday 12 October 2023 at 6.15pm.

Meeting closed at 7.05pm.

Minutes

Appendix 1

Enforcement No:

WE/23/00076/CONCOU

Appeal ref:

APP/L3815/C/23/3324972

APP/L3815/C/23/3324974 - WE/61

Dear Sir/Madam

Site Location: Southwood Park Estate, The Woodlands, Marlpit Lane, Hambrook Westbourne Emsworth.

Proposed Development: Appeal against WE/60 & WE/61, which is the subject of the appeal, was issued on 22nd May 2023 for the following reasons: Without planning permission, the material change of use of the land to use as a camp site.

Subsequent to an Inspectorate decision to deny an appeal regarding the erection of a house and two annexes in woodlands to the east of Marlpit Lane, Woodmancote, Westbourne, (APP/L3815/C/21/328087), Westbourne Parish Council was, quite frankly, shocked to see the construction of twelve canvas covered structures, a marquee, a toilet block building, a storage building, play structures, a hard surface gravel car park and surfaced pathways with brick edgings in the same woodlands. Moreover, as this has been promoted on Facebook (<https://southwoodparkestate.co.uk/>) as luxury glamping at 'Southwood Park Estate' since early 2023, the business may already be generating an income, members of the public being blissfully unaware that the site does not have the necessary planning permission.

The Parish Council is of the view that this business should cease forthwith and that the woodlands restored to their former state. This is not a suitable location for tourism related camping and there has not been any grant of planning permission. Development has taken place, both in terms of construction of buildings and other operational development, and the land use has been changed. It is clear from documentation associated with APP/L3815/C/21/328087 that the appellant has total disregard for the local environment and planning law and, were the appeal to be upheld, the floodgates would undoubtedly be opened for further misdemeanours of this kind.

Yours faithfully



Cllr Richard Hitchcock
Chairman of Westbourne Parish Council