

Minutes



Westbourne

Parish Council

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Minutes of Westbourne Parish Council's Planning Committee which took place on Thursday 11 September 2025 at 6.15pm at The Meeting Place, North Street, Westbourne.

Present: Cllr Lade Barker, Cllr Roy Briscoe, Cllr Nigel Ricketts and Cllr Jennie Scott and co-opted non-council members Mr Frank Campbell and Mr Kevan Pegley.

In attendance: Clare Kennett, Clerk to the Council

Meeting chaired by Cllr Barker. No member of the public or press were present.

09/25/22. Apologies for absence: Cllr Pete Watterson gave his apologies due to a work commitment.

09/25/23. Declaration of members interest:

- a. There were no declarations of interest.
- b. There were no requests for dispensations.

09/25/24. Minutes of the meeting of 7 August 2025: Members **RESOLVED** to approve the circulated minutes as a correct record which were signed by the Chairman.

09/25/25. Minutes of the extraordinary meeting of 28 August 2025: Members **RESOLVED** to approve the circulated minutes as a correct record which were signed by the Chairman. The Clerk thanked Kevan Pegley for stepping in for her to clerk the meeting while she was on holiday.

09/25/26. Planning decisions made since the last meeting: Members **NOTED** the following local planning authority decision.

25/01096/TCA: Mill House, River Street, Westbourne. Notification of intention to re-pollard down to approx. 3m (back to previous pruning points) on 5 no. Willow trees (T1) and crown reduce by 3m on 1 no. Ash tree (T2). **NOT TO PREPARE A TREE PRESERVATION ORDER**

09/25/27. Amendment to section 15 of the Standing Orders and Scheme of Delegation: Members **RESOLVED** to recommend to Full Council for ratification that Section 15 of the Standing Orders and the Scheme of Delegation were amended to delegate to the Clerk to respond to minor planning applications in consultation with members of the Planning Committee if it was not possible to organise an extraordinary meeting. Large or contentious planning applications would always be discussed at a meeting where the public could attend and a decision on the nature of the application would be made by the Planning Committee. This was to support the Council in meeting the 21 day consultation deadline for planning in exceptional circumstances if a meeting could not be arranged at short notice.

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09/25/28. Planning applications: Members **RESOLVED** to make the following decisions:

25/01521/FUL: Change of use to equestrian (sui generis). Hambrook Marlpit, Marlpit Lane, Hambrook. Members had **NO OBJECTION** and made the following comments:

- To support the recommendation made by the Highways authority for providing parking and turning space on the site
- No commercial use should be permitted on the site
- The existing buildings should be subject to a planning application
- The Article 4 Direction should remain
- The woodland screen around the edges of the site should be retained and protected by fencing so that horses are not able to use this area.

25/01947/PLD: Proposed lawful development - rear flat roof dormer, ridge alteration and internal alterations. Brambletye, North Street, Westbourne. Members had **NO OBJECTION**.

25/01772/TPA: Reduce height, west and east sectors by 3m, reduce north sector by 1m, reduce south sector by up to 4-5m and crown thin by 15% on 1 no. twin-stemmed ash tree (T1, quoted as T1 and T2) subject to WE/74/01048/TPO. Land to north of 20 Willow Gardens, Westbourne. Members had **NO OBJECTION**.

09/25/29. Planning appeals: There were no planning appeals to consider.

09/25/30. Westbourne Neighbourhood Plan Steering Group: Members discussed the agenda for the meeting taking place on 18 September 2025 and Cllr Briscoe said he would send a list of agenda items to the Clerk the following day.

09/25/31. Southbourne Allocation Development Plan Document: Members **RESOLVED** to submit the comments made in response to the Southbourne Neighbourhood Plan in December 2024, as below.

Westbourne Parish Council supports development to the east of Southbourne as it considers any development to the west would reduce the strategic gap between the settlements of Westbourne and Southbourne, and would affect the wildlife corridor which is important to protect for environmental and biodiversity purposes. It is important to leave plenty of green space between the two communities to protect the Minutes 4. Westbourne Parish Council 12 December 2024 local identity of villages and avoid coalescence. The Council considers that a bridge for vehicles, bikes and pedestrians over the railway is essential to take pressure off the level crossing and connect any development to the A279. The Council is concerned that the viability of the road bridge is marginal and if land values reduce or other financial pressures emerge, the road bridge solution may not go ahead. This could result in a situation where the housing proceeds but no road bridge is provided and would have a serious outcome, not only for Southbourne with gridlock at the level crossing, but also for Westbourne with traffic through the village seeking an alternative to the chaos at the level crossing. Whitechimney Row in Westbourne does not have the ability to take any more traffic due to the narrow and historic nature of the road. The Parish Council strongly objects to any scheme that does not deliver a road bridge over the railway. The Council considers the Community Infrastructure Levy must pay

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for the road bridge on any option and the number of houses should be increased if necessary to ensure enough funding to provide the bridge. 800 new homes without a road bridge would be a disaster. 900 new homes with a road bridge would make little difference overall in terms of the spatial plan but so much better as a solution to the need to grow Southbourne.

09/25/32. Letter to Parliament regarding Gypsy and Traveller issues: Members discussed the letter circulated by Siddlesham Parish Council and Cllr Briscoe said that he had already submitted comments on behalf of the Parish Council.

09/25/33. Chichester District Council Local Plan: Members **NOTED** that Chichester District Council has adopted the Local Plan.

09/25/34. Chichester District Council enforcement reporting: Members **NOTED** the list of enforcement issues in the Parish.

09/25/35. Items to be included on the next agenda: There were no additional items to include.

09/25/36. Date of next meeting: The next meeting was scheduled to be held on Thursday 9 October 2025 at 6.15pm.

Meeting closed at 7.10pm.