

**MINUTES OF THE VIRTUAL MEETING OF
THE PLANNING AND CONSERVATION COMMITTEE MEETING HELD
ON THURSDAY 20 AUGUST 2020 AT 2.00PM**

PRESENT: Councillors Bowden, Gaskin and Joy (Chairman)

EX OFFICIO: The Mayor (Councillor Plowman)

IN ATTENDANCE: Planning Adviser and Mayoral/Administrative Assistant

APOLOGIES: The Deputy Mayor (Councillor J Hughes)
Councillors Bell*, Turbfield and Scicluna

ABSENT: Councillor Apel

**Councillor Bell had tried, unsuccessfully, to join the meeting but was unable to due to technical reasons.*

33 MINUTES OF MEETING OF COMMITTEE HELD ON 23 JULY 2020

RESOLVED that the Minutes of the meeting held on 23 July 2020 having been printed and circulated be approved and be signed by the Chairman as a correct record at a later date.

34 APOLOGIES FOR ABSENCE

As recorded above, these apologies were accepted by the Committee.

35 UPDATE FROM THE PREVIOUS MINUTES

Any actions arising from the previous Minutes were included on the Agenda

36 DECLARATIONS OF INTEREST BY MEMBERS OF THE COMMITTEE IN MATTERS ON THE AGENDA FOR THIS MEETING

The Mayor and Councillor Bowden as members of Chichester District Council, declared a Personal Interest. The Mayor, as a member of the CCAAC, declared a Personal Interest.

37 STREET NAMING AND NUMBERING

- (i) Land North of Young Street, Chichester – Plot 1
To consider the proposed name: The Tree House, Young Street

The Planning Adviser referred to an email received from the Property Manager which explained that if notification of a new house name was received, that the Royal Mail would be notified as a matter of courtesy. There was no requirement for this to be approved by the Committee (unless it was offensive or otherwise unsuitable) as this was an alias and at the owner's discretion. It was the owner's responsibility to notify other contacts that the name had been added as part of their address. The official address in line with the Street Naming and Numbering Policy is 2 Young Street.

38 NEIGHBOURHOOD PLAN – UPDATE ON PROGRESS

The Planning Adviser updated the Committee on the progress to date as follows:

- The Trees and Green Spaces Study was being drafted and likely to be published towards the end of September
- A transport study was being undertaken, starting to look at options for reducing traffic within the city centre to allow for an improved public realm and pedestrian experience.
- PLACE Training was planned for next month, engaging with residents about planning issues in the city.

The Mayor commented that following a meeting with Chichester District Council, that access to all studies carried out by them and relevant to the Neighbourhood Plan would be made available to Chichester City Council.

RESOLVED to note the current situation.

39 PERMITTED DEVELOPMENT CHANGES AND FUTURE POTENTIAL CHANGES TO THE PLANNING SYSTEM

(i) New Permitted Development Rights (Building Up)

The Town and Country Planning (General Permitted Development) (England) (Amendment) (No. 2) Order 2020. – *Takes effect from 31 August 2020*
https://www.legislation.gov.uk/uksi/2020/755/pdfs/uksi_20200755_en.pdf

The Town and Country Planning (General Permitted Development) (England) (Amendment) (No. 3) Order 2020 – *Takes effect from 31 August 2020*
https://www.legislation.gov.uk/uksi/2020/756/pdfs/uksi_20200756_en.pdf

(ii) Changes to the Use Classes Order

The Town and Country Planning (Use Classes) (Amendment) (England) Regulations 2020 – *Takes effect from 1 September 2020*
https://www.legislation.gov.uk/uksi/2020/757/pdfs/uksi_20200757_en.pdf

(iii) Future proposed changes to the Planning System

Planning for the Future White Paper
<https://www.gov.uk/government/consultations/planning-for-the-future>
Consultation closing date: 29 October 2020

- (iv) Consultation on changes to changes to planning policy and regulations; relating to the standard method for assessing local housing need; securing of First Homes; lifting the small sites threshold for affordable housing; and extending the current Permission in Principle to include major development
https://assets.publishing.service.gov.uk/government/uploads/system/uploads/attachment_data/file/907215/200805_Changes_to_the_current_planning_system_FI_NAL_version.pdf
Consultation closing date 1 October 2020

The Planning Adviser, with the aid of a visual presentation, explained in detail the changes and proposals regarding Permitted Development Changes and future potential changes to the planning system. A discussion took place and the Planning Adviser said that she

would compile a response on behalf of the City Council but in the meantime all members would be requested to submit their views for inclusion in any response.

RESOLVED that the Planning Adviser take the necessary action.

40 WHITEHOUSE FARM – FEEDBACK

The Mayor advised members that Phase I was now finalised and that no further discussion could take place.

The Mayor said that he had met with the Directors of Miller Homes and the Vistry Group to discuss Phase II of the Whitehouse Farm development.

The Pre-application discussion was to ensure that the wishes and needs of the residents could be considered for the development.

The Mayor said that one of the large gains was to look at the school land swap which had a number of advantages, including a southern access to the site. Also, Centurion Way remaining as it is was to be welcomed.

The use of commercial outlets could be utilised. A theme park, a new crematorium and arboretum were mentioned.

Concern was expressed by members over the Medical Provision which had now been negotiated away, which would result in added strain on the current resources. It was stressed that if a medical provision was factored in, this could also be used by residents in the North-West of the City, therefore lowering waiting times for appointments.

41 TEMPORARY CYCLE LANES

This item was deferred for discussion to the next meeting of the Committee.

42 APPEAL DECISION

- (i) CC/19/01313/FUL
Land at the east end of Joys Croft, Chichester. PO19 7NJ

RESOLVED to note that the Appeal had been dismissed by the Planning Inspectorate

43 ITEMS TO BE INCLUDED ON THE NEXT AGENDA

- Neighbourhood Plan – update
- Temporary Cycle Lanes

44 DATE OF NEXT MEETING

Thursday 17 September 2020 at 2.00pm

The meeting closed at 3.25pm.