



CHICHESTER CITY COUNCIL

MINUTES OF THE MEETING OF THE PLANNING & CONSERVATION COMMITTEE HELD IN THE COUNCIL CHAMBER ON THURSDAY 26 MAY 2022 AT 2PM

PRESENT: The Mayor (Councillor J Joy), The Deputy Mayor (Councillor Plowman) Councillor Quail and Councillors Corfield, Scicluna and Gaskin.

ALSO PRESENT: Councillors Sharp and Oakley

IN ATTENDANCE: Property Manager, Member Services Support Officer, Planning Advisor, Committee and Communities Officer

1. COMMITTEE MEMBERSHIP

It was proposed by Councillor Scicluna, seconded by Councillor Plowman, put to the vote and AGREED that Councillor Quail be Chairman of the Planning and Conservation Committee for the remainder of the Council year. There were no other nominations.

It was proposed by Councillor Plowman, seconded by Councillor Scicluna, put to the vote and AGREED that Councillor Gershater be elected Vice-Chairman in absentia of the Planning and Conservation Committee for the remainder of the Council year. There were no other nominations.

2. APOLOGIES AND RECORD OF ABSENCE

Apologies were received from Councillor Apel.

Councillor Gershater was absent from the meeting.

3. NOTES OF THE PLANNING AND CONSERVATION WORKING GROUP MEETING HELD ON 28 APRIL 2022.

AGREED that the Minutes of the meeting held on Thursday 28 April 2022 having been printed and circulated be approved and be signed by the Chairman as a correct record.

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

Councillor Scicluna declared an interest as a Member of the Chichester Conservation Area Advisory Committee on behalf of the City Council.

Councillor Quail declared an interest as Chair of Westgate Residents Association.

Councillor Plowman declared an interest as a Member of Chichester District Council and as a Member of the Chichester Conservation Area Advisory Committee.

The Mayor declared an interest as a Member of West Sussex County Council for Chichester West.

5. STREET NAMING AND NUMBERING – Graylingwell Phase 9A (attached)

To consider the following new street names:

The Property Manager thanked Councillor Scicluna and James Kenny from Chichester District Council for their invaluable help and suggestions with regards to street naming.

The Property Manager referred to the development plans shown on screen and appended to the agenda.

- Cow Meadow
- Upper Mill Mews
- Chalkhill Way
- South Meadow

The Property Manager explained that these names were based on historic areas, fields and features.

To consider the following new apartment block names:

- Elizabeth House, Kingsmead Avenue
- Philip House, Kingsmead Avenue
- Lillywhite House, South Meadow

After discussion, some Members explained they struggled with the name Cow Meadow and other Members pointed out Cow Lane already existed which posed no problem. Daisy Meadow and Buttercup Meadow were also suggested by Members instead of Cow Lane.

It was suggested that the Property Manager discuss the names with the developers and the Property Manager confirmed there had been cow meadows in that area which is why that name had been selected.

At this point the Chairman introduced Agenda Item 15 due to Councillor Scicluna's possible time restrictions in the meeting.

6. OIVING LIGHTS CHANGES UPDATE

Councillor Scicluna informed the Members she had received numerous complaints and comments about traffic flow since the new Oving lights system was introduced.

It was also noted that the junction which existed before the new lights were installed was extremely dangerous and there had been fatalities.

Members recommended to take this agenda item forward to Full Council.

At this point the Chairman returned to the published agenda order.

7. APPLICATIONS FOR PLANNING PERMISSION

CC/22/00894/FUL - Case Officer: Martin Mew

St Richards Hospital, Accident And Emergency Department Spitalfield Lane
Chichester PO19 6SE

New main entrance extension for existing Outpatients and Diagnostic block, incorporating new external roof mounted plant and external works alterations.

No objection.

CC/22/00061/FUL and CC/22/00062/LBC - Case Officer: Emma Kierans

11 West Street Chichester West Sussex PO19 1QG

Change of use of first and second floors to form residential accommodation, with first floor rear extension and alterations to ground floor to form new domestic access and shop front.

No objection in principle, however this is a prominently sited listed building in the conservation area. It is noted that no regard is had to the position of the first floor windows in the ground floor frontage positioning and, as a result, the prominent arch feature appears slightly misaligned on the building. A more cohesive appearance could be achieved with a slight adjustment, aligning the centre of the residential entrance door with the window above, and the centre of the arch with the centre of the two windows above it. This would reflect the rhythm of the upper floor in the floor below, giving a greater sense of order to the building frontage. Could the applicant be requested to consider such an amendment to the design?

Members would also request that access to the rear be secured for deliveries.

CC/22/01089/FUL - Case Officer: Martin Mew

Sir Patrick Moore Building Kingsham Road Chichester West Sussex

Extension on the west side of the Planetarium to create a larger entrance lobby and welcome area to the building.

No objection.

8. NEIGHBOURHOODPLAN UPDATE

Councillor Plowman advised that the website was now up to date and the next meeting of the Steering Committee would be held on Monday 30th May with an update to follow.

He further advised that PLACE studies are completed, and the results amalgamated into the Ward areas.

9. WHITEHOUSE FARM UPDATE

Councillor Plowman informed Members there had been a meeting with the Directors and the planning application for phase 2 was to be published within the next two weeks and would hopefully be brought forward to the Planning and Conservation Committee in September 2022. He expressed the opinion that the existing safety concerns over the Southern Access Route (SAR) were still an issue.

He further informed Members that the current house numbers were 150 houses occupied and plans to link up the sewage works were to commence in November.

The Committee was informed that there had been a positive response to the opening of the Platinum Jubilee Country Park.

The Chairman expressed disappointment that the developers were proceeding with the original plans for the SAR despite the large number of objections received from local residents.

10. RAVEN (Residents Against Vehicle Excessive Noise) GROUP UPDATE

Councillor Sharp advised Members that Councillor Tom Richardson had been a speaker at the last RAVEN meeting, and he explained what had been implemented at the County Council and about the support they received from the road policing teams.

She then summarised her report and explained there was support for the idea of reducing vehicle speed on the A27. Actions to be completed before the next meeting would include replies to the Mayors questions and writing to Peter Philips at National Highways to find out the next steps to help reduce speed. They would also invite a representative of the Police and Peter Philips to the next RAVEN meeting.

11. PAVEMENTS IN THE CITY CENTRE UPDATE

Councillor Plowman advised that the Chichester District Council Growth meeting was taking place the following day and he would report back with an update at the next Planning and Conservation meeting.

He further advised they would be making a decision on replacing the central part of the street, where the brick pavement lies, with a hard-wearing surface which would be suitable for lorries and vans thus facilitating deliveries

12. WHITEHOUSE FARM MEDICAL FACILITIES UPDATE

Councillor Quail advised on Councillor Apel's behalf that she, Councillor Apel, had secured a meeting with Amy Galea (NHS) of the local Clinical Commissioning Group who had responsibility for the doctors in the area. It was Councillor Quail's understanding that the meeting went well. Mrs Galea understood the points Councillor Apel was making and they have arranged to meet again when Councillor Apel hopes she will get some answers to her questions.

13. SOUTHERN GATEWAY UPDATE

Councillor Plowman advised negotiations were ongoing with Stagecoach in relation to the bus depot and the proposed plans which would be discussed at agenda item 13.

Simon Oakley advised that a transport study was expected to take place with regards to the proposed plans in the hope of finding a balance between transport and housing needs in the city.

14. CHICHESTER TRANSPORT HUB

The Committee and Communities Officer referred to the Chichester Transport Hub report from the Chichester Society which was circulated previously with the agenda and asked Members what actions they wished to take following on from the information provided.

Members welcomed and noted the report and its comments were taken on board for future discussion.

15. SEWAGE ARRANGEMENTS FOR NEW HOUSING DEVELOPMENTS TO THE EAST OF THE CITY

Councillor Oakley was then invited by the Chairman to speak on the sewage arrangements for new housing developments in the east of the city. He referred to a map of the city whilst detailing his verbal report.

Members thanked Councillor Oakley for his report after a brief discussion. Councillor Sharp asked what sort of works were due to be carried out and how could these works

impact residents. Councillor Oakley advised we do not yet know that level of detail yet however it's been indicated that these works would go along the east side of the A27, to the Oving crossroads, down Oving Road to Shopwhyke Lakes and it would be expected to be a one lane closure.

He further advised that the initial impact within the City would be pinpointing the infiltration points were and then deciding the best way to deal with them. He then explained that moling would be used to minimise the surface disruption.

16. ITEMS FOR INCLUSION ON NEXT AGENDA

- Neighbourhood Plan - update
- Pavements in the City Centre – update
- Whitehouse Farm Medical Facility – update
- Southern Gateway – update
- Applications for Planning Permission

DATE OF NEXT ORDINARY MEETING: THURSDAY 23 JUNE 2022

The meeting closed at 3.48pm