

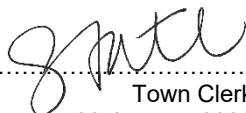


Chichester City Council

## MEETING OF THE PLANNING AND CONSERVATION COMMITTEE

TO THE MEMBERS OF THE PLANNING AND CONSERVATION COMMITTEE

**MEMBERS ARE HEREBY SUMMONED TO ATTEND A MEETING OF PLANNING AND  
CONSERVATION COMMITTEE TO BE HELD AT 4PM ON THURSDAY 29 JANUARY  
2026 IN THE COUNCIL CHAMBER**

  
.....  
Town Clerk  
22 January 2026

### Agenda - 29 January 2026

PL2026/1	<b>APOLOGIES FOR ABSENCE</b> 16:00, 5 min
PL2026/2	<b>DECLARATIONS OF INTEREST</b> 16:05, 5 min
PL2026/3	<b>PUBLIC QUESTIONS</b>
PL2026/4	<b>MINUTES OF THE PREVIOUS MEETING(S)</b> 10 min
PL2026/5	<b>UPDATES ON ACTIONS FROM THE PREVIOUS MEETING(S)</b> 15 min
PL2026/6	<b>JOURNEY THROUGH WORDS - BUSES &amp; BUS STOP ART</b>
PL2026/7	<b>APPLICATIONS FOR PLANNING PERMISSION</b> 15 min
PL2026/8	<b>NEW PLANNING APPLICATIONS RECEIVED SINCE PUBLISHING OF THE AGENDA</b> 10 min
PL2026/9	<b>BUDGET REQUIREMENTS 2026/27</b>
PL2026/10	<b>NET ZERO MATTERS</b> 15 min
PL2026/11	<b>ENFORCEMENT MATTERS</b> 10 min
PL2026/12	<b>TRAFFIC ISSUES</b> 15 min

<b>PL2026/13</b>	<b>PUBLIC REALM MATTERS</b>
<b>PL2026/14</b>	<b>ITEMS TO BE INCLUDED ON THE NEXT AGENDA</b> 10 min
<b>PL2026/15</b>	<b>DATE OF NEXT ORDINARY MEETING</b> 5 min

**PL2026/1.APOLOGIES FOR ABSENCE**

To note apologies received from Members of the Committee in advance of the meeting.

**PL2026/2.DECLARATIONS OF INTEREST**

Declarations of interest by Members of the Committee in matters on the agenda for this meeting.

**PL2026/3.PUBLIC QUESTIONS**

To answer questions (if any) from members of the public being pursuant to Standing Order 3(e) of Chichester City Council's Standing Orders (April 2025).

**PL2026/4.MINUTES OF THE PREVIOUS MEETING(S)**

To approve and sign as a correct record the minutes of the Planning and Conservation Committee meeting(s) held on Thursday 4th December 2025.

**PL2026/5.UPDATES ON ACTIONS FROM THE PREVIOUS MEETING(S)**

<b>Minute ref.</b>	<b>Action</b>	<b>Status</b>
PL2025/53	To provide Chichester District Council with verdicts and comments on planning applications	Completed
PL2025/54	To provide Chichester District Council with verdicts and comments on planning applications	Completed
PL2025/58	Add items to the agenda of the next committee meeting	Completed

**PL2026/6.JOURNEY THROUGH WORDS - BUSES & BUS STOP ART**

West Sussex County Council proposes beginning the project by using City Centre bus stops to display works of art, primarily poetry. The initiative will then expand to include displays on buses and at events across the county. *Report attached*

**PL2026/7.APPLICATIONS FOR PLANNING PERMISSION**

Review and discuss applications for planning permission as reported by the Planning Adviser. Refer to the attached report for details.

**PL2026/8.NEW PLANNING APPLICATIONS RECEIVED SINCE PUBLISHING OF THE AGENDA**

Discuss new planning items received since the agenda was published, as reported by the Planning Adviser.

**PL2026/9.BUDGET REQUIREMENTS 2026/27**

Committee to discuss the budget required for the coming financial year, covering both ongoing projects and any new initiatives the committee wishes to pursue. Spending Overview and Public Realm Items List attached.

**PL2026/10.NET ZERO MATTERS**

Review and discuss matters related to achieving net zero emissions.

**PL2026/11.ENFORCEMENT MATTERS**

Town Clerk to report on enforcement matters concerning planning and conservation.

Breach of condition notice to Vistry Homes Limited by Chichester District Council attached

**PL2026/12.TRAFFIC ISSUES**

Town Clerk to report on matters concerning the traffic issues in the city.

Traffic Regulation Order Consultation Drovers Lane and Acres Drive:

Type of order: 20MPH speed limit, school keep clear, prohibition of loading and unloading and waiting restrictions (report attached)

**PL2026/13.PUBLIC REALM MATTERS**

Town Clerk to report on matters concerning the public realm in the city.

To consider taking on grass cutting of the escheat land (currently owned by the Crown Estate) at Arundel Park now that WSCC have stopped maintaining it.

**PL2026/14.ITEMS TO BE INCLUDED ON THE NEXT AGENDA**

**PL2026/15.DATE OF NEXT ORDINARY MEETING**

Confirm the date of the next ordinary meeting: Thursday 26 February 2026.

[Meeting minutes - 2025-12-04](#)

PL2026/4 - MINUTES OF THE PREVIOUS MEETING(S)

Last modified: 19/01/2026





Chichester City Council

## MEETING OF THE PLANNING AND CONSERVATION COMMITTEE

### Minutes

**Date** Thursday 4 December 2025

**Time** 4pm – 4.58pm

**Location** Council Chamber

**PRESENT:** Councillors, Butler (AB), Chant (RC), Russell (NR), Apel (CA), and Gershater (CG)

**EX OFFICIO:** The Mayor, Sean McHale (SMH)

**ALSO IN ATTENDANCE:** Town Clerk, Planning Adviser, Communications, Civic and Council Support Officer, Councillors Miall (RM) and Pramas (LP).

PL2025/48 **APOLOGIES FOR ABSENCE**

Apologies were received from the Chair, Councillor Vivian, Cllr Butler Chaired the meeting.

PL2025/49 **DECLARATIONS OF INTEREST**

Councillor Chant declared an interest in the Durnford Close Community TRO item as a resident of the Close.

PL2025/50 **PUBLIC QUESTIONS**

There were none

PL2025/51 **MINUTES OF THE PREVIOUS MEETING(S)**

The minutes were APPROVED as a correct record and duly signed.

**Decision:** The minutes of the previous meeting held on 6th November 2025 were **APPROVED AND SIGNED** as a correct record.

PL2025/52 **UPDATES ON ACTIONS FROM THE PREVIOUS MEETING(S)**

The Vice Chair advised that the budget discussion on public realm items would be deferred until the January 29<sup>th</sup> 2026 meeting.

The Committee **NOTED** updates on actions from the September and November meetings.

Concerns were raised regarding potential contaminated land at Florence Park. The Clerk confirmed this issue was already known, as it also affects land at Florence Road and Blackberry Lane allotments. The Committee acknowledged that this may influence construction methods for the community centre.

PL2025/53

## **APPLICATIONS FOR PLANNING PERMISSION**

The committee considered the following applications:

### ***25/02591/FUL - 128A Oving Road Chichester West Sussex PO19 7EP***

**Decision:** The committee resolved to **OBJECT** to the planning application for the following reasons:

- The proposal represents significant overdevelopment of the site, resulting in a cramped, two storey, backland development, out of scale with the surrounding development, having regard to the proposed position and size of the plot.
- The proposal would harm visual amenity and the character of the area.
- The garden space is insufficient to serve the needs of a property of this size and the small area of garden remaining would be entirely overshadowed by the proposed building.
- The proposal would be overbearing to the dwelling at no.129 Oving Road and to the rear garden of no.128, and would result in unacceptable loss of light and privacy to the rear elevation windows of no.129 and to the rear garden to no.128. The proposal would result in unacceptable loss of privacy to the rear garden of no.130.
- The proposed two storey annexe would block light to the proposed dwelling's own master bedroom windows.
- The proposed parking layout is unneighbourly and is likely to result in nuisance to the occupants of no.129 from noise and fumes.

### ***CC/25/01994/FUL - Over The Way Church Road Chichester West Sussex***

**Decision:** Chichester City Council raised **NO OBJECTION** to the application.

PL2025/54

## **NEW PLANNING APPLICATIONS RECEIVED SINCE PUBLISHING OF THE AGENDA**

The committee considered the following additional applications:

### ***CC/25/02338/FUL & CC/25/02339/LBC – 3 Basement, Little London, Chichester, West Sussex, PO19 1PH***

**Decision:** The committee raised **NO OBJECTION** to the application subject to the comments of the Conservation Officer.

### ***CC/25/02866/OBG - Land to the West of Centurion Way; Land at Bishop Luffa School; Land at and Adjoining Westgate and; Land to the North-east of Old Broyle Road and St Pauls Road***

Committee noted the application for the discharge of a condition relating to the marketing scheme for employment plots at the West of Chichester development site but could not review the marketing strategy document due to technical issues.

**Decision:**

The committee **NOTED** the application **CC/25/02866/OBG** and agreed that the PA would revisit the document once available.

PL2025/55      **NET ZERO AND ENVIRONMENT MATTERS**

The Town Clerk provided an update on Net Zero and Environment matters, as outlined in the update report.

The committee discussed the challenges of offsetting emissions and identifying local schemes and emphasised the need for confidence in the carbon credits issued by any schemes used.

PL2025/56      **ENFORCEMENT MATTERS**

The Town Clerk presented a list of pending enforcement matters, noting that many would likely be closed with no further action required.

PL2025/57      **TRAFFIC ISSUES**

PL2025/57.1    **20MPH COMMUNITY HIGHWAYS SCHEME**

The committee **NOTED** the recommendation from the Business Plan Sub Committee to pause development of the 20mph scheme and that it would be decided at the full council meeting on 18<sup>th</sup> December 2025.

PL2025/57.2    **ST PAULS ROAD SAFER CROSSING**

The Committee **NOTED** the written update from WSCC Cllr Julian Joy.

LP joined remotely and reported on the actions of the residents' group. Members were advised that WSCC currently has no plans to install a pedestrian crossing, a position reiterated during an on-site meeting with a WSCC Highways officer.

It was reported that:

- A petition signed by 1,000 residents has been submitted to WSCC, but usage levels are considered insufficient to justify a crossing.
- WSCC has suggested recruitment of a school crossing patrol as an alternative.
- A crossing installation has been costed at approximately £300,000.
- Concerns remain that Centurion Way cannot provide a safe or attractive route due to lighting and drainage issues.
- SMH has written to WSCC requesting a meeting and access to the raw data and methodology used in their assessment, noting queries about how the formula has been applied.
- Community groups are considering temporary SID devices if suitable locations can be identified.
- Minerva Heights remains poorly connected to the City, with no safe crossings or street lighting, which is impacting community integration.

The Committee was advised that a meeting with the MP is planned for January, at which this issue will be discussed. Members requested that options be explored to improve access, address flooding, and enhance safety on Centurion Way.

PL2025/57.3    **DURNFORD CLOSE COMMUNITY TRO**

The Town Clerk reported that residents of Durnford Close had requested support to progress a community Traffic Regulation Order (TRO) scheme to address parking concerns during school pick-up and drop-off times.

An initial meeting between the Town Clerk, Communities Officer, and a resident had taken place, with the following actions agreed:

- The Communities Officer will contact WSCC Highways to arrange an on-site visit during school pick-up and drop-off times to assess the parking issues and recommend potential solutions.
- Durnford Close residents will collaborate with the Parklands Residents Association to gather community support for a scheme and evidence of the parking issues.
- Residents will approach local councillors (Claire Apel, Sarah Quail, Stuart Loxton, Louise Pramas) to seek their support in addressing the matter.
- Chichester City Council will investigate the outcomes of the parking restriction scheme implemented at Saint Joseph's School to assess its effectiveness and relevance to Durnford Close.

The Committee was advised that a meeting date with WSCC Highways to conduct the on-site visit is still awaited.

PL2025/58      **ITEMS TO BE INCLUDED ON THE NEXT AGENDA**

Budget requirements for 2026/27; the Deputy Town Clerk has circulated costings for various items.

PL2025/59      **TEMPORARY DELEGATION OF PLANNING RESPONSES**

The committee agreed to delegate planning application responses that would have been discussed at the 1 January 2026 meeting to the Planning Adviser due to the council offices being closed for the New Year Bank Holiday.

**Decision:** The committee **RESOLVED** to delegate planning application responses that would have been discussed at the 1 January 2026 meeting to the Planning Adviser.

PL2025/60      **DATE OF NEXT ORDINARY MEETING**

Thursday 29 January 2026 at 4:00 PM.

The meeting closed at 16.58.

**Decision:** The date of the next ordinary meeting as Thursday 29 January 2026 at 4:00 PM.

[UPDATE 21 01 26 Poems on the buses - project outline and objectives \(002\)](#)

PL2026/6 - JOURNEY THROUGH WORDS - BUSES & BUS STOP ART

Last modified: 22/01/2026

## **Journey Through Words - outline**

### **Summary**

Working with a poetry co-ordinator in Chichester to develop an initiative that will provide regular poetry installations: 1) inside buses on 500 route; 2) at bus shelters, initially around Chichester city); 3) via QR code. Poems will be locally sourced, created around a series of themes with consistent themes of bus travel/location of route. Partners: Stagecoach buses and Chichester City Council (initially). Funding from BSIP. Will eventually include the 500 route working group of parishes and Littlehampton Town Council, with a potential West Sussex roll out. Basic aim to enhance the experience of bus users and raise the profile of buses and bus travel in general.

### **Objectives**

All route enhancement projects, for example providing new bus shelters, have the core mission of making bus travel more attractive and generating a higher profile for bus travel working with factors we can easily influence, i.e. factors outside of fare setting, timetables, etc.

### **Benefits**

Journey Through Words provides a simple way of enhancing bus infrastructure with a cultural element. This fits with the street scene of Chichester - a city that values culture – and as the scheme develops, the quality of the programme will enable a roll out to other areas along the 500 bus route and eventually throughout West Sussex.

### **Deliverables**

1. Poems – co-ordinated locally, many produced specifically for the project
2. Advertising space on buses provided by Stagecoach free of charge
3. Potentially bespoke display cases for the project, funded by BSIP initially installed by Chichester City Council (Chichester city area)
4. Website – linked to locations via QR code. Content, additional poems, full poems where an excerpt is on public display, biogs of poets, potentially spoken word, location map.

### **Scope**

Phase one: project focuses on selected bus shelters around Chichester city centre, any route but including 500; Phase two: roll out along 500 route using the established route 500 working group; Phase three: extend to Littlehampton; Phase four: concentrate on other working group routes across the county.

Potential for a bus (poet) laureate to provide positive commentary in verse on bus travel and the experience of passengers, plus the influence of place on a bus journey, and the influence of bus routes on a place (inter connectivity, enhancing lives, etc.) This would

## **Journey Through Words - outline**

be an honorary non-paid position (rather like the national poet laureate) for a period of one year.

**Steve Hill**

**Parish Council & Community Engagement**

[PLANNING REPORTS WEEKS 2, 3, 4 and 5 of 2026. January Committee](#)

PL2026/7 - APPLICATIONS FOR PLANNING PERMISSION

Last modified: 22/01/2026





## Chichester City Council

### PLANNING ADVISER'S REPORT FOR THE PLANNING AND CONSERVATION COMMITTEE MEETING ON 29 JANUARY 2025 AT 4PM

#### Week 2

No committee items.

#### Week 3

#### CC/25/02345/FUL - Case Officer: Alicia Snook

**Chichester Racquets And Fitness Club Oaklands Way Chichester West Sussex**

**4 no. permanent covered Padel tennis courts.**

To view the application use the following link: <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=T3GNZYERM3900>

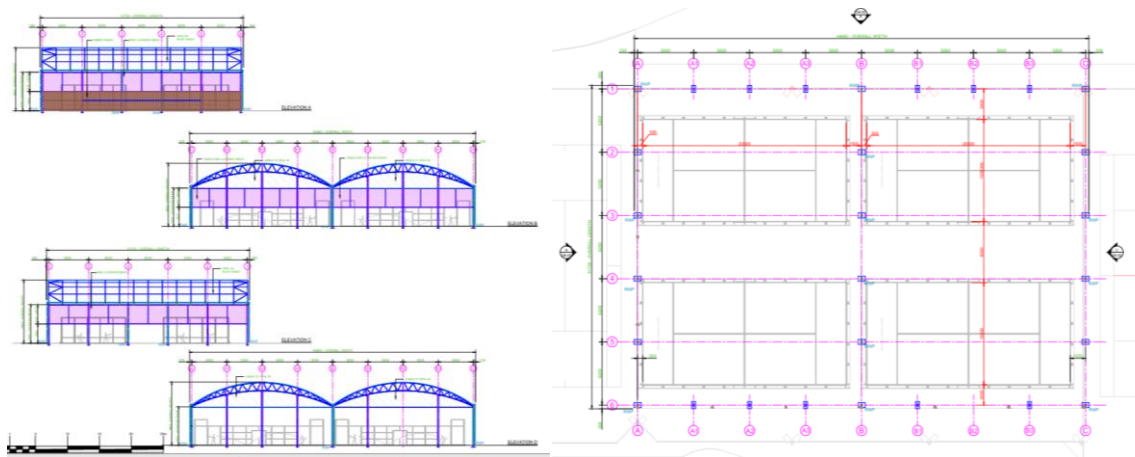
#### Key Issues:

- The proposal is for four covered padel tennis courts to be erected on the site of three existing standard tennis courts, at Chichester Racquets and Fitness Club. The courts would be enclosed with regulation glass walls and wire mesh fencing. A modern, tensile fabric canopy structure would be erected over the courts.
- The planning use would remain as existing, and there would be no significant change in the nature or intensity of the use. The impacts resulting from the use, such as traffic movements, parking, noise and disturbance, would remain similar to the existing.
- The community and social benefits would be maintained and enhanced, as the covered padel courts would provide an appropriately sited, high quality, sports facility, and its continued use on wet days would be encouraged and facilitated by the canopy cover.
- The canopy structure would measure 6m to the eaves, with an overall height of 9.85m. The frame would be steel, and the canopy would be fabric. The proposal would be well sited, with the football field to the north, tennis courts to the east and west, and the clubhouse to the south, and with screening from mature trees. It would be visible from parts of College Lane and Oaklands Way, though it would be well set back and screened by mature trees. The proposal would not be overbearing, due to its nature and materials, and the distance and context in which it would be viewed.
- The site is within the Conservation Area. The proposal would preserve the character of the area as an existing sports and leisure facility and would not harm visual amenity. The public benefits of the scheme include the continued and improved sports provision.
- Directed floodlighting is proposed. Existing floodlighting already surrounds the proposal on the existing tennis courts, and appropriate lighting would not be likely to result in significant disturbance or light spill beyond the existing.

**Recommendation: No objection.**

#### Plan extracts:





**CC/25/03082/FUL - Case Officer: Eleanor Midlane-Ward**

**ROR Chichester Ltd**

**19 Southgate Chichester West Sussex PO19 1ES**

**Change of use of part of Ground Floor and First Floor from Use Class E to Sui Generis (Retro Gaming Lounge)**

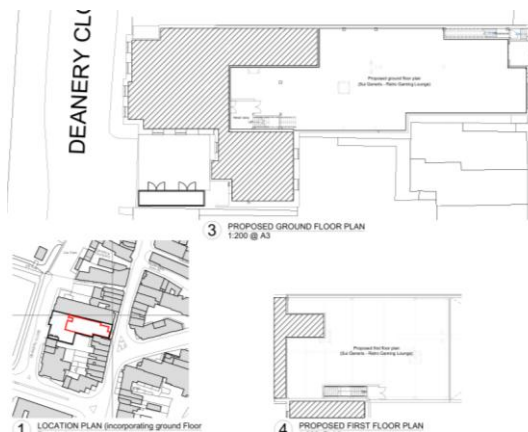
To view the application use the following link: <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=T8JLB7ERHNE00>

**Key issues:**

- The application proposes a change of use from Class E retail/city centre uses to Sui Generis use as a Retro Gaming Lounge.
- The site is within the Conservation Area. No external or internal physical changes to the building are proposed. There would be no harm to the character of the Conservation Area.
- The retro gaming lounge would offer video games, arcade machines, retro console games, shuffleboard, and air hockey games. The proposal is described by the applicants as a 'family-focused' space and would be accessible to children and adults.
- The site is within the city centre, where a leisure and entertainment use would be appropriate in principle, and would contribute to the evening and night-time economy. The proposal would support the vitality and viability of the city centre.
- The proposed opening times would be Sunday-Thursday: 11.30 - 21.00, Friday: 11.30 - 23.00, and Saturday: 10.00 - 23.00.
- The planning history is a material planning consideration. A similar application under reference CC/25/02065/FUL was recently refused as a Noise Assessment had not been provided to show that there would be no harmful impact to neighbouring residents. The application was considered acceptable in all other respects.
- The City Council raised no objection to the previous application but noted that "The upper floors of the building are residential, the LPA must ensure that there would be no harm to residential amenity as a result of noise from the proposed change of use".
- A Noise Assessment has been submitted which concludes that the noise levels would be below the Lowest Observed Adverse Effect Level. At this level, although noise may be audible at a low level it would not be loud enough to result in any behaviour changes such as closing windows, speaking louder or turning up the TV. The proposal would therefore not be likely to harm the residential amenity of the occupants of the property. The noise could cease by 9pm Sunday-Thursday and by 11pm on Friday and Saturday, which would reasonably reflect general patterns of noise in a city centre area.
- The proposal has overcome the previous refusal reason.

**Recommendation: No objection**

Plan extracts:



## Week 4

**CC/25/03014/FUL - Case Officer: Sascha Haigh**

**45 Caledonian Road And Forum House 46 Stirling Road Chichester West Sussex PO19 7DN**  
**Redevelopment of former warehouse site with a terrace of two-storey 3 no. town houses, retention and alterations to 2 no. two bedroom flats at 45 Caledonian Road, and associated works.**

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=T7ICFPERH1500>

### Key issues:

- The application is for the redevelopment of 45 Caledonian Road and part of Forum House, 46 Stirling Road, in the north-east corner of the site. The remaining part of Forum House, a large, two storey, L-shaped building which extends the full depth of the southern half of the site, and the full length of the Stirling Road frontage to the corner of Caledonian Road, together with the parking area to the south of the building, is excluded from the planning application. This L-shaped building abuts the application site along its southern and western boundaries. To the east is a residential property, and to the north is the Caledonian Road frontage.
- The proposal is for the retention and alteration of 2 x 2-bed flats, and the erection of 3 x 3-bed townhouses.
- The existing, hipped roofed building at 45 Caledonian Road would be retained and altered. The terrace of townhouses would replace the central warehouse building. It would be of attractive, contemporary design with a staggered frontage to maximise space for windows and a contemporary flat and staggered mono-pitched roof form.
- The site is within the Conservation Area. The development would preserve or enhance the character and appearance of the Conservation Area through the high quality, contemporary design and materials of the proposed dwellings. Metal railings over a low wall may be appropriate in terms of design and materials, however, the height appears excessive and would have an enclosing effect on the space, detracting from the attractive vista into the site. It is noted that there is a similar boundary treatment nearby, but this is to a single dwelling, whereas the proposal would be of greater span across a multiple-home development, and this would result in the appearance of a gated development.
- A daylight and sunlight assessment concludes that the proposal does not meet the BRE minimum direct sunlight exposure at windows in habitable rooms. It achieves a good level of compliance with the BRE recommendations for internal daylight levels, but some supplementary electrical lighting is likely to be used during the day in several of the habitable rooms.
- The kitchen/dining rooms and bedrooms at the rear of two of the townhouses would have no outlook and limited light, provided by a lightwell.
- The bedrooms of the flats and the main living areas and front bedrooms/balcony of the townhouse at the back of the site would be in close proximity, directly overlooking each other, resulting in an unsatisfactory level of privacy to these dwellings.

- The dwellings would have no private garden space, but would have a first floor balcony. There would be a central courtyard area, for access and circulation, where there would be storage for bins and bicycles, however, this area does not offer much opportunity for recreation space.
- No parking spaces are proposed, though it is noted that the site is in a sustainable location. The development should provide 1.1 spaces per 2-bed flat and 1.6 spaces per 3-bed dwelling, for a total of approximately 7 spaces.

**Recommendation: Objection. The proposal would result in insufficient privacy as a result of the proximity and direct overlooking between the bedrooms of the flats and the living area and front bedrooms and balcony of the rear townhouse (unit 3). There would be insufficient light and outlook to the kitchen/dining rooms and the rear bedrooms of the rear two townhouses (units 2 and 3). No private garden space would be provided for the dwellings, which include 3-bed family homes. Concern is raised that the height of the railings on top of the front boundary wall would be excessive, and would have an enclosing effect on the space, detracting from the attractive vista into the site and having the appearance of a gated development. No parking is proposed.**

Plan Extracts:

Site location



Proposed Plans

Proposed Elevations





CC/25/02908/REM - Case Officer: Michael Drake

Phase 2 Of The Westhampnett/North East Chichester SDL Land North East Of Graylingwell Park Chichester West Sussex

Application for reserved matters (appearance, landscaping, layout and scale) for residential development comprising up to 200 no. dwellings, including an element of affordable housing, associated landscaping and open space, Lavant Valley Linear Greenspace, surface water attenuation and ancillary works and vehicular access from the area known as 'Phase 4 of the Graylingwell Park development permission CC/16/03791/OUT. **Application under Section 73 to vary Condition 1 (approved plans) of reserved matters approval CC/19/03191/REM** - Amendments to the position of the allotments and play areas due to redesign of the drainage arrangements for the site.

To view the application use the following link; <https://publicaccess.chichester.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=T6PGZSERGK400>

Key issues:

- This is a s73 application to amend the approved plans of the Reserved Matters planning permission 19/03191/REM, to change the position of the allotments and play areas.
- A similar application was submitted in 2022 under reference 22/00291/REM, to which the City Council did not object, however, this was withdrawn.
- The public open space runs along the east of the site. The approved plans were for allotments to the north of this area and a play area to the south. The proposal would swap the positions of the allotments and play area.
- No harm is identified to any matters of public interest as a result of the proposal.

**Recommendation: No objection**

Plan Extracts:

Site & proposed layout



## Week 5

Note: There are no reports for any week 5 items, as the weekly list of applications registered in week 5 is not published until 28<sup>th</sup> January.

[Spending Overview and Budget Allocations](#)

PL2026/9 - BUDGET REQUIREMENTS 2026/27

Last modified: 16/01/2026

# 2026-27 Budget

## Cost of Public realm items

*Approximate costs.*

Cycle Racks	£300
Benches	£300
Finger signs – not owned by us, but the last refurbishment project for 22 signs was in excess of	£40,000
Grit bins	£200
Interpretation boards	£400
Planters	£336 each
Hanging baskets	£100 each (maintained) about £40 bracket

[Public Realm Items](#)

PL2026/9 - BUDGET REQUIREMENTS 2026/27

Last modified: 16/01/2026



Cycle Rack	W3W	Street	Location	Amount	Fixing	Colour
Cycle Rack	///adults.prone.mimic	Avenue De Chartres	Avenue De Chartres,	8	Bolt	Stainless
Cycle Rack	///fleet.hook.beam	Crane Street	Crane Street, Junctio	6	Bolt	Stainless
Cycle Rack	///cakes.music.desks	East Gate	Eastgate Square	7	Bolt	Stainless
Cycle Rack	///myself.scouts.living	East Street	Phone-In	11	Bolt	Stainless
Cycle Rack	///stars.feast.fishery	East Street	Prett A Manger	5	Root	Stainless
Cycle Rack	///edge.hoping.shark	East Street	Poundland	6	Root	Stainless
Cycle Rack	///token.prop.hung	East Street	The Entertainer	5	Bolt	Stainless
Cycle Rack	///coherent.intend.bells	East Street	Vodafone	6	Bolt	Stainless
Cycle Rack	///fire.over.grand	Friary Lane	East Pallant House	5	Bolt	Stainless
Cycle Rack	///stale.gums.slave	Guildhall Street	A) Priory Park, west €	6	Root	Black
Cycle Rack	///intro.media.echo	Little London	Little London car parl	5	Bolt	Stainless
Cycle Rack	///flips.advice.certified	Little London	Little London, outsid	4	Bolt	Stainless
Cycle Rack	///cases.lanes.cult	Lower Walk Walk	Lower Walls Walk (bl	4	Root	Black
Cycle Rack	///trim.path.tooth	Market Road	Market Road, outside	4	Bolt	Stainless
Cycle Rack	///allow.rigid.scenes	Market Road	A) Cattle Market car	3	Root	Stainless
Cycle Rack	///motor.foil.moving	Market Road	B) Cattle Market car	5	Bolt	Stainless
Cycle Rack	///wacky.loves.plants	New Park Road	A) New Park Centre -	4	Root	Stainless
Cycle Rack	///wacky.loves.plants	New Park Road	B) New Park Centre -	3	Bolt	Stainless
Cycle Rack	///scan.forest.dent	New Park Road	New Park Centre & K	5	Root	Stainless
Cycle Rack	///drove.march.counts	Northgate	Underpass	6	Bolt	Stainless
Cycle Rack	///last.fumes.dreams	North Pallant Road	North Pallant, to side	4	Bolt	Stainless
Cycle Rack	///swift.corner.lively	North Pellant Road	North Pellant, outsid	4	Bolt	Stainless
Cycle Rack	///lawn.cared.gentle	North Street	North Street, outside	6	Bolt	Stainless
Cycle Rack	///vocab.limit.goats	North Street	North Street, outside	3	Bolt	Stainless
Cycle Rack	///stuck.fall.stray	North Street	North Street, outside	12	Bolt	Stainless
Cycle Rack	///dating.angel.comical	Priory Road	B) Priory Park, entrar	3	Root	Black
Cycle Rack	///ozone.obey.survey	South Street	South Street, junc wi	5	Bolt	Stainless
Cycle Rack	///being.shirt.bliss	South Street	South Street, outside	10	Bolt	Stainless
Cycle Rack	///poster.rock.insist	South Street	South Street, outside	2	Bolt	Stainless
Cycle Rack	///lives.brief.faces	South Street	South Street, outside	4	Bolt	Stainless
Cycle Rack	///select.arena.moods	Southgate	Southgate, outside C	3	Bolt	Stainless
Cycle Rack	///proper.cherry.keeps	St Martins Suare	Martins Square, lead	10	Bolt	Stainless
Cycle Rack	///dices.deeply.clap	The Hornet	Buzby & Blue	3	Bolt	Stainless
Cycle Rack	///scary.over.loser	The Hornet	Hargroves	3	Bolt	Stainless
Cycle Rack	///given.rescue.smashes	Tower Street	Library	12	Bolt	Stainless
Cycle Rack	///length.meant.crowd	West Street	Dolphin & Anchor	8	Bolt	Stainless
Cycle Rack	///swept.topped.onion	West Street	Junction with Tower	8	Bolt	Stainless
Cycle Rack	///stands.packet.exile	West Street	Next to Flower Bed 1	6	Bolt	Stainless

Benches	W3W	Street	Location
Benches	///factories.upgrading.could	Bognor Road	Whyke Road & Bognor Road junction
Benches	///store.offer.before	Bognor Road	Bognor Road Opposite Co-Op

Benches	///hurls.powder.over	Brewery Fields	Bench Brewery fields North
Benches	///hosts.among.hung	Brewery Fields	Bench Brewery Fields East
Benches	///secure.chats.begins	Brewery Fields	Bench Brewery Fields South
Benches	///major.zebra.keep	East Street	Pret A Manger
Benches	///groups.lucky.habit	East Street	L Bench M & S
Benches	///normal.design.cheeks	East Street	L Bench M & S
Benches	///olive.branch.search	East Street	Near Barclays Bank 21 East Street
Benches	///wires.bake.spice	East Street	Near Barclays Bank 21 East Street
Benches	///skin.roofs.undulation	East Street	Near Barclays Bank 21 East Street
Benches	///intend.jabs.onion	East Street	Double Bench Lloyd bank
Benches	///level.scope.glow	East Street	The Entertainer 64
Benches	///composers.risen.hiding	East Street	The Entertainer 62
Benches	///vast.shortcuts.oddly	East Street	Near Vodafone21
Benches	///artist.doors.bonus	East Street	Lloyds Bank
Benches	///shed.just.valley	Eastgate	Eastgate double wooden bench
Benches	///pouch.donor.units	Eastgate	Eastgate wooden bike rack
Benches	///apron.mental.event	Eastgate	Eastgate John Keats sitting on bench
Benches	///zooms.leave.wiping	Litten Gardens	litten wooden sculpture North
Benches	///stump.burns.almost	Litten Gardens	R/H Side Of Wooden Sculpture
Benches	///hers.brief.jacket	Litten Gardens	Litten wooden sculpture west
Benches	///pets.kicked.rested	Litten Gardens	Litten West of Wooden Sculpture
Benches	///solid.throw.orbit	Litten Gardens	Litten East of Wooden Sculpture
Benches	///hotel.obey.influencing	Litten Gardens	Litten Alexendra Road North
Benches	///fills.occurs.energetic	Litten Gardens	Litten Alexendra Road Middle
Benches	///down.achieving.loser	Litten Gardens	Litten Alexendra Road South
Benches	///itself.bottle.inspector	Litten Gardens	Litten Corner Priory Road
Benches	///wiser.jungle.units	Litten Gardens	Litten Grave Stones
Benches	///pound.united.raft	Litten Gardens	In Hedge On St Pancras
Benches	///zooms.leave.wiping	Litten Gardens	2 way wooden soldier (Removed March 2025)
Benches	///hers.brief.jacket	Litten Gardens	L/H Side Of Wooden Sculpture
Benches	///sock.every.pine	Market Avenue	Market Avenue Plastic Bench next to bus shelter
Benches	///orbit.fields.patrol	Market Avenue	Corner Of Crawley Road
Benches	///vanish.chops.script	Market Road	Next to car park entrance
Benches	///simple.never.straw	Market Road	Next to toilet block
Benches	///fame.twigs.plans	North Street	L shape opposite crane Street
Benches	///mass.sulk.coffee	North Street	The White Company
Benches	///bunny.warm.visits	North Street	H. Samuel
Benches	///kinds.loves.deck	North Street	Bench opposite crane Street
Benches	///vocab.limit.goats	North Street	Next To Crooked S (Real Eating Company)
Benches	///goes.fear.pouch	North Street	Boots
Benches	///free.toned.hulk	Northgate	Next to toilet block
Benches	///poster.rock.insist	South Street	L shape bench South Street opposite Cooper Street
Benches	///driven.scout.phones	South Street	South Street bus stop opposite Iceland plastic bench

Benches	///hugs.mutual.front	St Johns Street	Corner of Market Road
Benches	///plays.trace.dash	St Johns Street	Corner of Market Road
Benches	///apples.curry.active	St Martins Square	St Martins 1
Benches	///groups.agrees.trick	St Martins Square	St Martins 2
Benches	///reds.leaned.clip	The Woolstaplers	Corner Jof junction
Benches	///select.copies.export	Tower Street	By library
Benches	///editor.sudden.lobby	West Street	Closest to the cross
Benches	///shirt.human.impact	West Street	West Street metal bench 2nd closest to cross
Benches	///bleak.awake.tuck	West Street	West Street metal bench 3rd closest to cross
Benches	///repair.really.gear	West Street	West Street cathedral
Benches	///lance.rushed.flats	West Street	West Street cathedral
Benches	///fine.dish.causes	West Street	West Street cathedral
Benches	///heads.forest.rising	West Street	West Street cathedral
Benches	///raves.aura.force	West Street	West Street cathedral
Benches	///sting.index.called	West Street	West Street cathedral
Benches	///split.trace.flags	West Street	West Street cathedral
Benches	///fleet.plank.giant	West Street	West Street cathedral
Benches	///fortunate.fine.drum	West Street	West Street corner of Chapel Street
Benches	///epic.elaborate.slower	West Street	West Street corner of Chapel Street 2
Benches	///dating.parent.juices	West Street	Edes House/County Hall
Benches	///kinks.stud.dream	Whyke Road	Wyke Road Willow Bed Junction for bustop
Benches	///animal.glory.vision	FloreNce Green	Between Basketball Court & Blackberry Lane

Finger Signs	W3W	Street	Location	Signs
Finger Signs	///rocket.shirt.shall	East Street	Opposite East Walls	
Finger Signs	///wipe.stand.impose	East Street	Near Barclays Bank	
Finger Signs	///proof.vest.basket	East Street	Opposite Little Lomdon	
Finger Signs	///froth.steep.bottom	East Street	The Entertainer	
Finger Signs	///large.finds.upgrading	East Street	Corner of North Pallants	
Finger Signs	///wonderfully.family.hotels	North Street	Corner of priory Lane	11
Finger Signs	///noisy.stays.boot	South Palleant	Old Market Avenue r	10
Finger Signs	///field.chips.chip	South Street	South Street opposit	9
Finger Signs	///hoping.button.clock	South Street	South Street corner c	10
Finger Signs	///torch.stone.likely	West Street	West Street closest t	11
Finger Signs	///field.enable.lively	West Street	Next to Bell Tower	8

Grit Bins	3 word address	Location	Stock Level
Grit Bins	///bungalows.gathering.chatting	Bishop Luffaa Close Flats 1 - 4	100%
Grit Bins	///formed.abode.amuse	Carlisle Gardens 8	75%
Grit Bins	///clip.stubbed.amending	Cedar Drive 130	100%
Grit Bins	///mugs.space.theme	Exter Road 14	50%
Grit Bins	///port.wisdom.toys	Gilbert Road 94	50%
Grit Bins	///yappy.icon.mobile	Gloucester Way 9	50%

<b>Grit Bins</b>	///digs.could.comic	Guildford Place 5	100%
<b>Grit Bins</b>	///shrimp.complains.pushed	Lincoln Green 20	75%
<b>Grit Bins</b>	///allow.exact.towers	Maplehurst Road 27 (See it as you drive out on L/H Side)	75%
<b>Grit Bins</b>	///guises.idealists.processor	Newlands Lane 80	100%
<b>Grit Bins</b>	///simple.wizard.meant	Norwich Road 70	100%
<b>Grit Bins</b>	///bleak.lodge.efficient	Oliver Whitby 56 / Hannah Square	75%
<b>Grit Bins</b>	///front.occupy.demand	Oliver Whitby Road / Mitre Close	100%
<b>Grit Bins</b>	///crust.inner.power	Rochester Close 1	75%
<b>Grit Bins</b>	///unless.meal.ever	Wells Crescent 12	50%
<b>Grit Bins</b>	///mixed.ashes.critic	Worcester Road 103-123	25%
<b>Grit Bins</b>	///gender.played.rent	Worcester Road 104	100%
<b>Grit Bins</b>	///traps.return.seated	Worcester Road 97	100%

Interpretation Boards	3 word address	Location
Interpretation Boards	///moon.slang.lovely	Eastgate John Keats
Interpretation Boards	///dices.deeply.clap	The Hornet Bike Racks Buzby & Blues 3
Interpretation Boards	///wacky.loves.plants	Chichester Cinema Bike Racks 4
Interpretation Boards	///scan.forest.dent	Keats Way bike racks 4
Interpretation Boards	///runs.bolt.gazed	Litten Main Interpretation Board
Interpretation Boards	///crash.rent.leaned	Bronze Statue Interpretation Board
Interpretation Boards	///pink.hill.chins	Wooden Sculpture Interpretation Board
Interpretation Boards	///dock.flame.hats	Limestone Interpretation Board
Furniture	3 word address	Location
Other Green Areas	///mess.laying.menu	Brewery Fields
Other Green Areas	///chimp.stroke.washed	St Pauls Church
Other Green Areas	///atom.slave.lion	Cathedral Beds
Other Green Areas	///punk.luck.oasis	Litten Gardens
Other Green Areas	///jumps.rips.mimic	North Gate Under Pass Beds
Other Green Areas	///trades.shots.orange	Festival Theatre Tree & Plague
Other Green Areas	///roses.repair.raced	John Hughes Tree & Plague
Other Green Areas	///skirt.carbon.energy	Portfield Cemetery
Planters	3 word address	Location
Planters	///gone.itself.boxing	Hexagon outside Old Cross
Planters	///jolly.rescue.tiger	Square outside Purchases
Planters	///focus.apron.stress	Next to old cross 9 directions
Planters	///points.random.meant	Square Planter The White Company
Planters	///noon.achieving.woods	North Street Planter Holland & Barrett
Planters	///sample.holly.ends	South Street corner of cooper street
Planters	///hardly.worm.penny	Planter South Street opposite Cooper Street
Planters	///eating.stores.moon	Planter Hexagon Outside Old Cross

Sculptures	3 word address	Location	Brief Description
Sculptures	///plot.upgrading.quit	Litten Wooden Sulpture	2 Faced Soldier Facing North & South
Sculptures	///songs.hips.winks	Litten Cenotaph	Middle of Litten
Sculptures	///goods.funded.slimy	Litten Bronze Soldier	Bronze Looking Scultupre
Sculptures	///super.serves.urgent	North Street Outside Council House	Murray & Nelson Statue
Sculptures	///songs.weep.pack	Eastgate Square	John Keats Statue
Sculptures	///dock.flame.hats	Plague/Stone Block	Between Wooden Soldier And Bench
Ward Boards	3 word address	Location	
Ward Boards	///scenes.mole.oils	Market Avenue Central Ward Board on wall of market carpark	
Ward Boards	///brand.become.punch	The Broadway Ward Board	
Ward Boards	///matter.froze.fallen	Sherbourne Road Ward Board	
Ward Boards	///margin.frame.barn	Swanfield Drive Ward Board	
Ward Boards	///inches.light.sizes	Hay Road Ward Board	

Hanhging Baskets	What 3 Word Location	Road	Name	Address	of baskets/ brac	Side of door
1	///pills.limp.album	North St	son-Stops Estate Ag	1 North Street	2	L
2	///slam.petal.birds	North St	son-Stops Estate Ag	1 North Street		R
3	///tidy.unwanted.harsh	North St	Leaders	3 Northgate	3	L
4	///waving.preoccupied.rocks	North St	Leaders	3 Northgate		M
5	///again.crisp.pigs	North St	Leaders	3 Northgate		R
6	///sprint.wishes.slick	Guildhall Street	The Pheonix Dining	4 Guildhall Street	3	L
7	///duck.gave.chefs	Guildhall Street	The Pheonix Dining	4 Guildhall Street		M
8	///cards.hello.myself	Guildhall Street	The Pheonix Dining	4 Guildhall Street		R
9	///placed.noises.alive	North St	Q Hair and Beauty	37 North Street	2	L
10	///gift.rots.stale	North St	Q Hair and Beauty	37 North Street		R
11	///slips.chimp.cargo	North St	utt & Parker Est Age	31 North Street	1	R
12	///lower.lazy.tribe	North St	Winters Moon	29 North Street	2	L
13	///crush.tribal.lowest	North St	Winters Moon	29 North Street		R
14	///remove.offer.stop	North St	Cloud Gallery	67 North Street (2 North Hou	1	R
15	///coast.slurs.holly	North St	The Cornish Bakery	27 North Street (Brackets are	2	L
16	///fleet.hook.beam	North St	The Cornish Bakery	27 North Street (Brackets are in Crane St)		R
17	///grid.artist.poems	North St	Caffe Nero	29 North Street	2	L
18	///desks.bottom.solid	North St	Caffe Nero	29 North Street		R
19	///thinks.split.liked	North St	hichester City Counc	The Council House	2	L
20	///custom.stop.reject	North St	hichester City Counc	The Council House		R
21	///roofs.crass.worth	North St	npty (Formerly Gregg	25 North Street	2	L
22	///shadow.foal.brands	North St	npty (Formerly Gregg	25 North Street		R
23	///gladiators.filled.guess	North St	arnardos Charity Sho	20 North Street	1	R
24	///gladiators.filled.guess	North St	(Formerly Holland & I	19 North Street	1	R
25	///dated.shape.stump	North St	Partnership (BID) (Ov	82 North Street	2	L
26	///cling.seated.frog	North St	Partnership (BID) (Ov	82 North Street		R

27	///grid.artist.poems	Crane St	Chichester Bedrooms	2 Crane Street	1	
28	///cattle.crest.pillow	Crane St	Spires Bakery	3A Crane Street	1	
29	///oldest.cost.token	West St	Richard Tidesley Practice	51 West Street	2	L
30	///listed.kick.pipes	West St	Richard Tidesley Practice	51 West Street		R
31	///chest.liability.volunteered	West St	Chichester Armoury	43 West Street	2	L
32	///bought.blast.pigs	West St	Chichester Armoury	43 West Street		R
33	///cloth.jump.intend	West St	eter Hancock Antiques	40 West Street	2	L
34	///mash.cliff.survey	West St	eter Hancock Antiques	40 West Street		R
35	///score.fuel.seat	West St	Gems Antiques	39 West Street	1	M
36	///trade.locals.prop	South St	Jing Post Coffee Roasters	69 South Street	2	L
37	///hidden.elbow.forms	South St	Jing Post Coffee Roasters	69 South Street		R
38	///alive.tanks.cafe	South St	Grape Tree	9 South Street	2	L
39	///remove.change.follow	South St	Grape Tree	9 South Street		R
40	///cities.poems.deep	South St	Kids Stuff	53 South Street	3	L
41	///super.economies.eagles	South St	Kids Stuff	53 South Street		M
42	///causes.head.nation	South St	Kids Stuff	53 South Street		R
43	///reform.final.unions	South St	We are Yarn	22 South Street	1	
44	///eager.tins.taken	South St	Pizza Express	27 South Street	4	L
45	///decks.paused.belts	South St	Pizza Express	27 South Street		t
46	///hills.moral.tummy	South St	Pizza Express	27 South Street		o
47	///oddly.bucket.statue	South St	Pizza Express	27 South Street		R
48	///digit.stray.sticks	South St	The Sussex Bookshop	28 South Street	1	L
49	///paying.slice.master	South St	Young Peoples Shop	29 South Street	1	R
50	///heap.actual.tasty	South St	Vacant (Blue door)	37A South Street	1	
51	///long.tower.legal	South St	de & Son Estate Agents	37 South Street	1	
52	///agree.spots.also	South St	Cherry Vintage	41 South Street (Southgate H	1	L
53	///lofts.juror.secret	South St	The Chantry	27-28, Southgate (Down Side	1	L
54	///moods.risk.taking	South St	Bumbles Café	Deanery Farm Lane, South St	1	
55	///void.settle.influencing	South St	ite Car Park Management	Southgate Car Park (2 on Lar	4	L
56	///beast.smile.burns	South St	ite Car Park Management	Southgate Car Park		t
57	///scrap.notes.hello	South St	ite Car Park Management	Southgate Car Park (2 on Lampost by The Craf		o
58	///them.woke.ever	South St	ite Car Park Management	Southgate Car Park		R
59	///muddy.speak.stay	South St	Stagecoach South	Bus Station, Southgate (2 x S	9	L
60	///stale.crunch.media	South St	Stagecoach South	Bus Station, Southgate		
61	///drops.tone.fled	South St	Stagecoach South	Bus Station, Southgate (7 x Bus Park side)		
62	///drops.tone.fled	South St	Stagecoach South	Bus Station, Southgate		t
63	///stroke.tunes.aims	South St	Stagecoach South	Bus Station, Southgate		o
64	///certified.engine.economies	South St	Stagecoach South	Bus Station, Southgate		
65	///press.backs.cope	South St	Stagecoach South	Bus Station, Southgate		
66	///closed.bunks.loved	South St	Stagecoach South	Bus Station, Southgate		
67	///belts.lonely.sentences	South St	Stagecoach South	Bus Station, Southgate		R
68	///feels.sobs.wells	St Martins St	ssics (M X C) (LHS of	11A St Martins Street	1	R
69	///brass.broad.packet	St Martins St	Elegant Tailors	1 Jay Walk, St Martin's Street	1	R

70	///keys.modern.obey	St Martins St	Stephen Lawrence - Me	10-14 St Martin's Street	2	L
71	///beams.elder.buddy	St Martins St	Stephen Lawrence - Me	10-14 St Martin's Street		R
72	///boring.lined.tasty	St Martins St	Suli Market	2 Jay Walk, St Martin's Street	1	
73	///staple.fuel.cities	St Martins St	Classix	4 St Martin's Street	2	L
74	///appeal.ritual.encounter	St Martins St	Classix	4 St Martin's Street		R
75	///alert.coats.dance	St Martins St	Stephen Lawrence - Won	1 Magnus Court, St Martin's St	2	L
76	///takes.rugs.myself	St Martins St	Stephen Lawrence - Won	1 Magnus Court, St Martin's St		R
77	///normal.design.cheeks	East St	Marks & Spencer	16 East Street	6	L
78	///basic.churn.before	East St	Marks & Spencer	16 East Street		
79	///ledge.agenda.quite	East St	Marks & Spencer	16 East Street		t
80	///beans.safely.direct	East St	Marks & Spencer	16 East Street		o
81	///formal.arts.transmitted	East St	Marks & Spencer	16 East Street		
82	///deny.crowds.palace	///sank.skirt.i	Marks & Spencer	16 East Street		R
83	///wakes.slimy.vines	East St	Barclays Bank	74 East Street	2	L
84	///shunts.hiding.gave	East St	Barclays Bank	74 East Street		R
85	///again.spit.table	East St	Halifax	21 East Street	1	R
86	///digits.judge.storms	East St	Vodafone	22-23 East Street	2	L
87	///scarf.sings.proof	East St	Vodafone	22-23 East Street		R
88	///rally.adults.lazy	East St	Kent Reliance	27 East Street	1	
89	///pounds.gains.slices	East St	My Phone	28 East Street	2	L
90	///splice.basin.liability	East St	My Phone	28 East Street		R
91	///rival.views.these	Little London	Little London Cafe	35 Little London	1	
92	///reason.bits.bids	Little London	Little London Boutiqu	40 Little London	1	
93	///rise.spoil.tops	Baffins Lane	vester Hearing Care C	6 Baffins Court	1	
94	///ruins.miss.relax	Baffins Lane	lip & Phillip Hairdres	7 Baffins Court	2	L
95	///powers.mock.flown	Baffins Lane	lip & Phillip Hairdres	7 Baffins Court		R
96	///twigs.alive.pardon	Baffins Lane	Crystal Nails & Spa	8 Baffins Court	1	
97	///mixed.spicy.unable	Baffins Lane	Whitbys Photo Imagin	4 Baffins Lane (Side of Buildir	1	Side
98	///lines.herbs.stone	Baffins Lane	Unit (Previously Gnar	1-2 Baffins Lane (Side of Builc	1	Side
99	///habit.punch.washed	East St	Crispins Café	46 East Street	2	L
100	///paths.moral.lands	East St	Crispins Café	46 East Street		R
101	///fall.hurls.swear	East St	H & M Stores	47 East Street	2	L
102	///quiz.admits.float	East St	H & M Stores	47 East Street		R
103	///fits.paused.coast	East St	Alexander Jewellers	55 East Street	1	
104	///mount.divide.films	East St	Flannels	Unit 2, 48 East Street	4	L
105	///soft.plans.minus	East St	Flannels	Unit 2, 48 East Street		t
106	///badge.wipes.yappy	East St	Sports Direct	Unit 2, 48 East Street		o
107	///labs.drop.soil	East St	Sports Direct	Unit 2, 48 East Street		R
108	///live.total.stud	Shippam St	Roman Quarter	Shippam Street	9	W
109	///couple.round.oasis	Shippam St	Roman Quarter	Shippam Street		e
110	///herbs.froth.whites	Shippam St	Roman Quarter	Shippam Street		s
111	///rooms.exists.punch	Shippam St	Roman Quarter	Shippam Street		t
112	///sides.soaks.price	Shippam St	Roman Quarter	Shippam Street		C

113	///ample.inner.edge	Shippam St	<b>Roman Quarter</b>	Shippam Street		I
114	///asking.worker.zoom	Shippam St	<b>Roman Quarter</b>	Shippam Street		k
115	///edits.prime.placed	Shippam St	<b>Roman Quarter</b>	Shippam Street		w
116	///drive.bank.allow	Shippam St	<b>Roman Quarter</b>	Shippam Street		s
117	///cloak.lush.dared	The Hornet	<b>Eastgate Public House</b>	4 The Hornet	4	L
118	///going.thus.paying	The Hornet	<b>Eastgate Public House</b>	4 The Hornet		t
119	///sizes.finds.sand	The Hornet	<b>Eastgate Public House</b>	4 The Hornet		o
120	///visit.drives.humid	The Hornet	<b>Eastgate Public House</b>	4 The Hornet		R
121	///transmitted.clues.stuff	The Hornet	<b>Richester Dental Studio</b>	22 The Hornet	1	
122	///payer.door.seats	The Hornet	<b>Mailboxes Etc</b>	26 The Hornet	1	
123	///privately.causes.rams	The Hornet	<b>Jasmine House</b>	28 The Hornet	2	L
124	///rise.spoil.tops	The Hornet	<b>Jasmine House</b>	28 The Hornet		R



[Breach Notice - Vistry Homes Limited](#)

PL2026/11 - ENFORCEMENT MATTERS

Last modified: 16/01/2026

**IMPORTANT - THIS COMMUNICATION AFFECTS YOUR PROPERTY**

TOWN AND COUNTRY PLANNING ACT 1990  
(as amended by the Planning and Compensation Act 1991)

**BREACH OF CONDITION NOTICE**

**SERVED BY: CHICHESTER DISTRICT COUNCIL ("the Council")**

TO:

VISTRY HOMES LIMITED (Co. Regn. No. 00397634), 11 Tower View, Kings Hill,  
West Malling, United Kingdom, ME19 4UY.

**REFERENCE NUMBER: CC/167**

1. **THIS NOTICE** is issued by the Council, under Section 187A of the above Act, because it is considered that conditions imposed on a grant of planning permission, relating to the land described in paragraph 2 below, have not been complied with. The Council considers that you should be required to secure compliance with the conditions specified in this notice. The Annex at the end of this notice contains important additional information.

**2. THE LAND TO WHICH THIS NOTICE RELATES**

Land West of Centurion Way And West of Old Broyle Road, Old Broyle Road, West Broyle, West Sussex, PO19 3PH ("the Land"), shown edged red on the attached Plan 1.

**3. THE RELEVANT PLANNING PERMISSION**

The relevant outline planning permission to which this notice relates is the permission granted by the Council on the 11th April 2018 for "the first phase of development for up to 750 homes with access from Old Broyle Road, temporary access from Clay Lane, a local centre (with associated employment, retail and community uses), primary school, informal and formal open space (including a Country Park), playing pitches, associated landscaping, utilities and drainage infrastructure with onsite foul sewage package treatment plant or pumping station with connection to Tangmere Waste Water Treatment Works". Reference CC/14/04301/OUT.

The relevant reserved matters approval to which this notice relates was granted by the Council on 14<sup>th</sup> November 2019 for "All outstanding Reserved Matters for the erection of 91 dwellings with associated parking, landscaping, informal open space and associated work on Parcel 2B, pursuant to permission 14/04301/OUT". Reference CC/19/01531/REM ("the Reserved Matters Approval").

#### 4. THE BREACH OF CONDITION

The following condition of the Reserved Matters Approval has not been complied with :-

Condition 7 - All hard and soft landscape works for parcel 2B shall be carried out in accordance with the approved details and plans and in accordance with the recommendations of the appropriate British Standards or other recognised codes of good practice. **These works shall be carried out in the first planting season after practical completion of the development or occupation of the last dwelling** whichever is earlier, unless otherwise first agreed in writing by the Local Planning Authority. Any trees or plants which, within a period of 5 years after planting, are removed, die or become seriously damaged or defective, shall be replaced as soon as is reasonably practicable with others of species, size and number as originally approved unless otherwise first agreed in writing by the Local Planning Authority.

Reason: To ensure the provision and establishment of a reasonable standard of landscape in accordance with the approved designs.

The Council considers that condition 7 stated above has not been complied with because the first planting season has passed after practical completion of the development and the planting has not been carried out in accordance with the approved details and plans reference LIN22407 31B Sheet 1 (attached as annotated Plan 2), LIN22407 31B Sheet 2 (attached as annotated Plan 3), LIN22407 31B Sheet 3 (attached as annotated Plan 4) and LIN22407 31B Sheet 4 (attached as annotated Plan 5). Specifically, trees have died and not been replaced, specified trees are missing, and areas to receive EM1 General Purpose Wildflower Meadow mixture, native mix shrub planting, and mixed bulb planting, have not been planted. There are also trees which are defective (identified as under stress) that have not been replaced or had the required remediating works.

#### 5. WHAT YOU ARE REQUIRED TO DO

As the persons responsible for the breach of condition specified in paragraph 4 of this notice, you are required to secure compliance with the stated condition by taking the following steps:-

- (i) Replant all trees that have died, been removed, or become seriously damaged or defective, in accordance with the approved landscape details shown on the attached annotated Plans 2, 3, 4 and 5 using trees of the same species and size;
- (ii) Plant all omitted trees in accordance with the approved landscape details shown on the attached annotated Plans 2, 3, 4 and 5 using trees of the same species and size;
- (iii) Sow all areas indicated as wildflower meadows (EM1) in accordance with the approved landscape details shown on the attached annotated



Plans 2, 3 and 5;

- (iv) Remove the Knee Rail fence identified on the attached annotated Plan 2 to facilitate planting, in accordance with the approved landscape details shown on the attached annotated Plan 2;
- (v) Remove existing paving identified on the attached annotated Plan 2 to facilitate planting, in accordance with the approved landscape details shown on the attached annotated Plan 5;
- (vi) Replant defective trees identified as under stress, in accordance with the approved landscape details shown on the attached annotated Plans 2, 3, 4 and 5.

Period for compliance: Six months beginning with the date that this notice is served on you.

Dated: 15 January 2026



Signed:

Planning Enforcement Manager

On behalf of: Chichester District Council  
East Pallant House  
East Pallant  
Chichester  
West Sussex PO19 1TY

## **ANNEX**

### **WARNING**

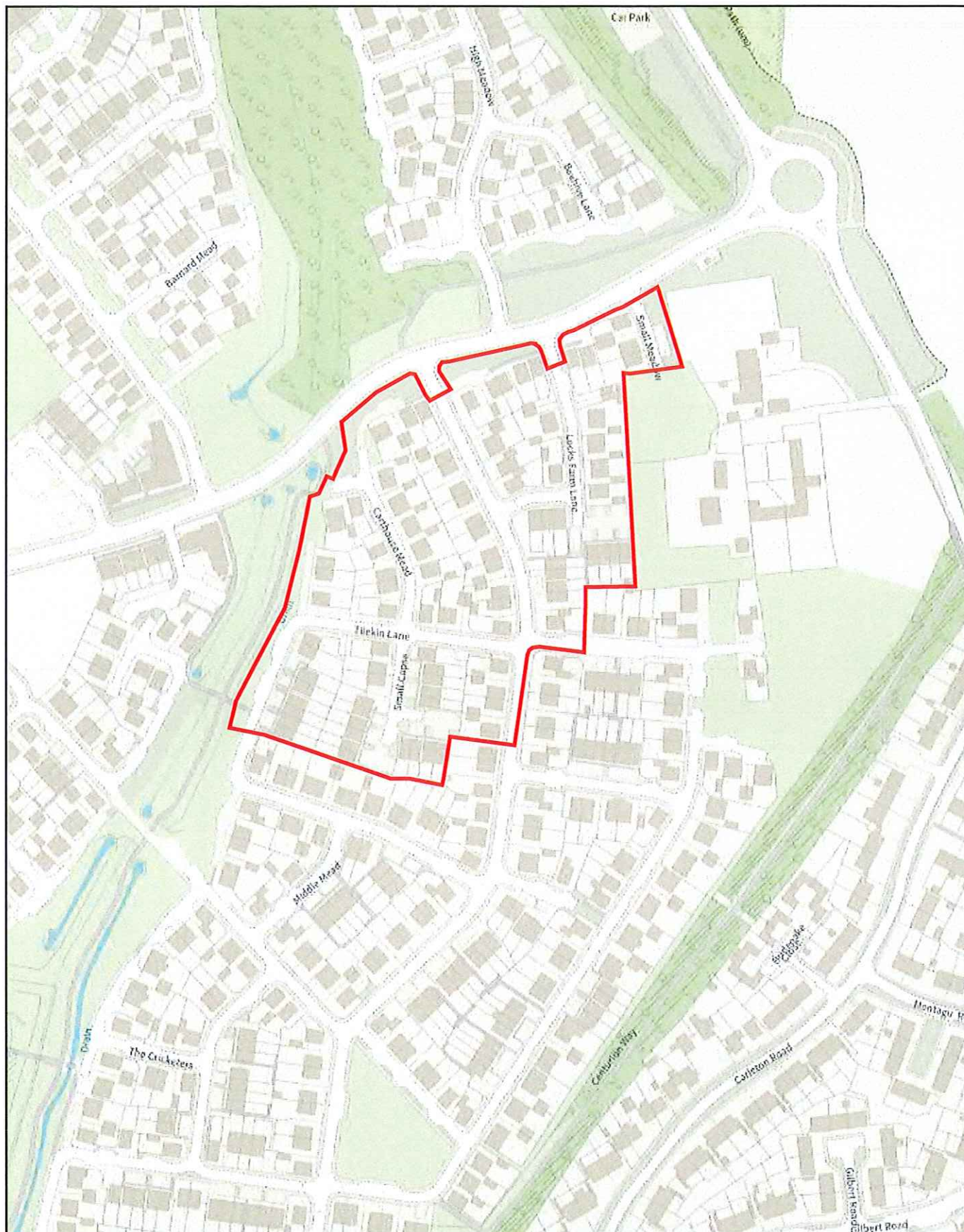
**THIS NOTICE TAKES EFFECT IMMEDIATELY IT IS SERVED ON YOU IN PERSON OR ON THE DAY YOU RECEIVED IT BY POST**

**THERE IS NO RIGHT OF APPEAL TO THE SECRETARY OF STATE FOR THE ENVIRONMENT AGAINST THIS NOTICE**

It is an offence to contravene the requirements stated in paragraph 5 of this notice after the end of the compliance period. You will then be at risk of immediate prosecution in the Magistrates' Court, for which the maximum penalty is £1,000 for a first offence and for any subsequent offence. If you are in any doubt about what this notice requires you to do, you should get in touch immediately with the Enforcement Section of the Development Control and Building Control Division, Chichester District Council, East Pallant House, East Pallant, Chichester, West Sussex, PO19 1TY, telephone no 01243 785166.

If you do need independent advice about this notice, you are advised to contact urgently a lawyer, planning consultant or other professional adviser specialising in planning matters. If you wish to contest the validity of the notice, you may only do so by an application to the High Court for judicial review.





## Parcel 2B, West of Chichester - Notice Plan 1



© Chichester District Council



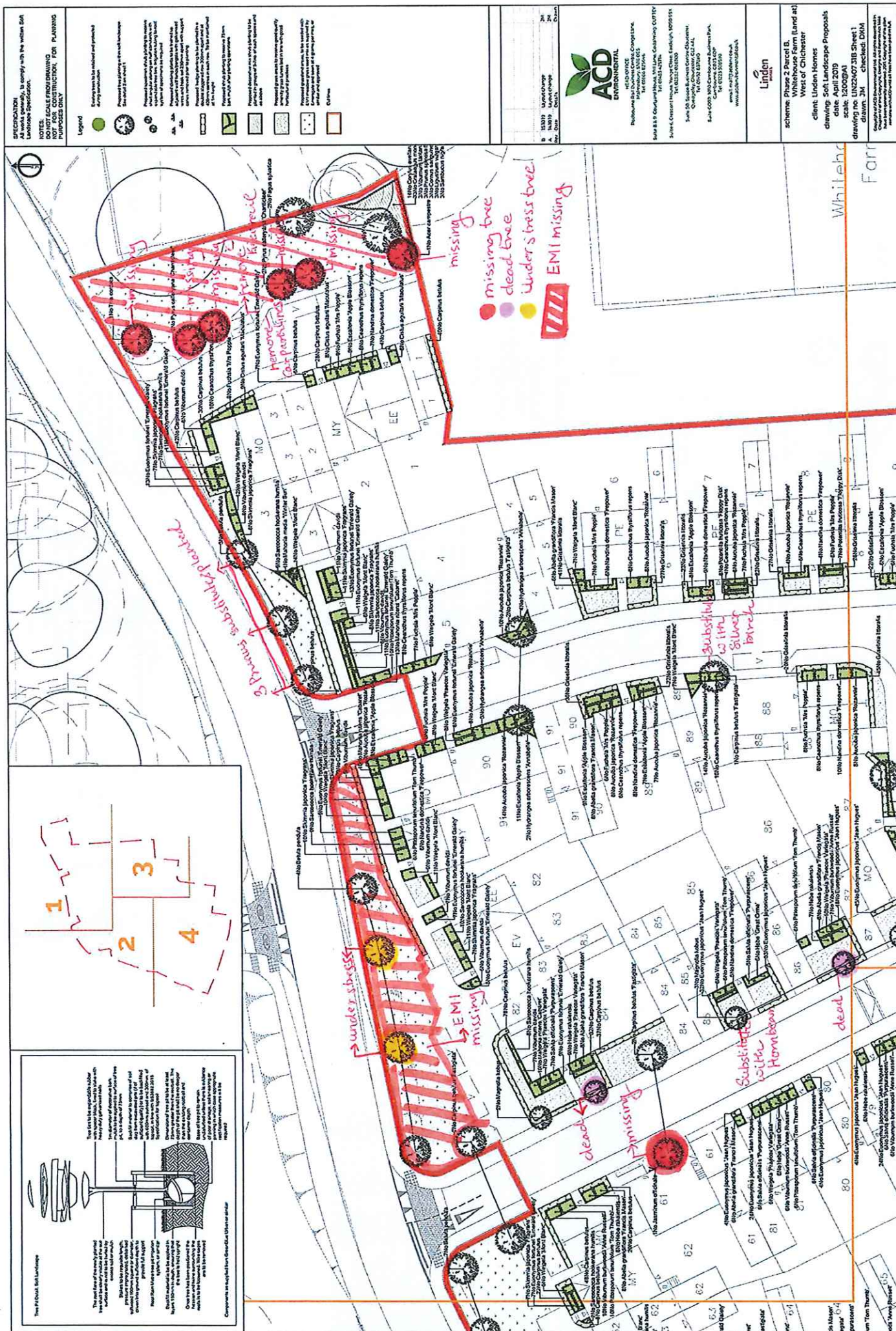
N Scale: 1:2500

Attribution: © Crown copyright and database rights 2025 Ordnance Survey (AC0000822437)

Printed on: 2025-12-05 15:38:55 by mburle@CHICHESTER.GOV.UK

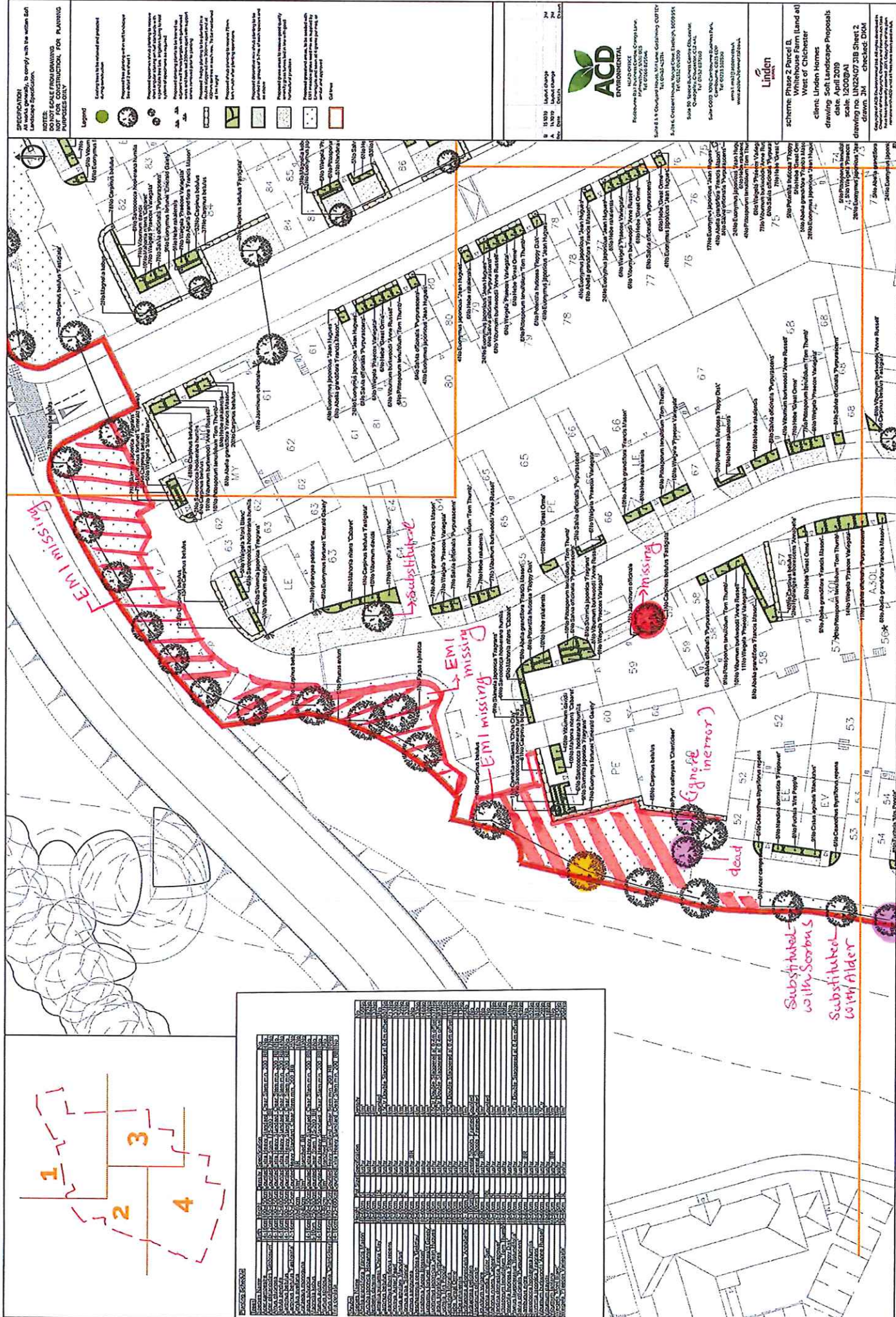


ANNOTATED PLAN 2





### ANNOTATED PLAN 3





**ANNOTATED PLAN 4**





**ANNOTATED PLAN 5**



[chi9005rc](#)

PL2026/12 - TRAFFIC ISSUES

Last modified: 21/01/2026

# **TRAFFIC REGULATION ORDER (TRO) CONSULTATION**

## **CHI9005RC – Chichester: Drover Lane & Acres Drive**

**22/1/26 – 12/2/26**

### **Contents**

Notice	Page 2
Statement of Reasons	Page 3
Draft Order	Page 4
Draft Speed Limit Order	Page 5
Plans – Existing & Proposed	Pages 6-12

**WEST SUSSEX COUNTY COUNCIL**  
**(CHICHESTER: ACRES DRIVE)**  
**(20MPH SPEED LIMIT) ORDER 202\***  
**&**  
**WEST SUSSEX COUNTY COUNCIL**  
**((CHICHESTER DISTRICT) (PARKING PLACES & TRAFFIC REGULATION)**  
**(CONSOLIDATION) ORDER 2010)**  
**(DROVERS LANE & ACRES DRIVE AMENDMENT) ORDER 202\***

**NOTICE** is hereby given that West Sussex County Council proposes to introduce permanent Orders under the provisions of the Road Traffic Regulation Act 1984, the effect of which will be to introduce:-

- (i) a 20mph speed limit on Acres Drive; and
- (ii) lengths of School Keep Clear prohibiting stopping at any time on both sides of Acres Drive adjacent to and opposite the entrance to Jessie Younghusband Primary School; and
- (iii) lengths of no waiting loading and unloading at any time on both sides of Acres Drive either side of the School Keep Clears; and
- (iv) lengths of prohibition of waiting at any time (double yellow lines) on Drovers Lane in and around the junctions with Acres Drive, Cornfield Way, Gobey Drive, Harris Road, Hester Road, High Meadow, Locks Farm Lane, Purchase Place and Small Meadow.

Full details of the proposals in this Notice can be viewed on our website [www.westsussex.gov.uk/tro](http://www.westsussex.gov.uk/tro). The website includes a response form for comments or objections.

Paper copies of documents will not be available to view in council offices or libraries. People without access to a computer who wish to view details of the scheme should telephone the West Sussex County Council Contact Centre on 01243 642105 to receive the documents by post.

Any objections or comments about the proposal must be received by 12 February 2026. These may be sent via the response form on the website, in writing to: TRO Team, West Sussex County Council, The Grange, Tower Street, Chichester, PO19 1RH; or by e-mail to: [tro.consultation@westsussex.gov.uk](mailto:tro.consultation@westsussex.gov.uk). All correspondence should be addressed to the undersigned, quoting the reference TRO/CHI9005/RC. Only correspondence including a full name and address will be considered.

Dated 22<sup>nd</sup> January 2026  
Executive Director of Law Assurance & Insight  
County Hall  
Chichester

.



**WEST SUSSEX COUNTY COUNCIL**  
**(CHICHESTER: ACRES DRIVE)**  
**(20MPH SPEED LIMIT) ORDER 202\***  
**&**  
**WEST SUSSEX COUNTY COUNCIL**  
**((CHICHESTER DISTRICT) (PARKING PLACES & TRAFFIC REGULATION)**  
**(CONSOLIDATION) ORDER 2010)**  
**(DROVERS LANE & ACRES DRIVE AMENDMENT) ORDER 202\***

**STATEMENT OF REASONS FOR PROPOSING TO MAKE THE ORDERS**

The County Council in exercise of their powers under the Road Traffic Regulation Act 1984, propose to make permanent Orders the effect of which will be to introduce:-

- (i) a 20mph speed limit on Acres Drive; and
- (ii) lengths of School Keep Clear prohibiting stopping at any time on both sides of Acres Drive adjacent to and opposite the entrance to Jessie Younghusband Primary School; and
- (iii) lengths of no waiting loading and unloading at any time on both sides of Acres Drive either side of the School Keep Clears; and
- (iv) lengths of prohibition of waiting at any time (double yellow lines) on Drovers Lane in and around the junctions with Acres Drive, Cornfield Way, Gobey Drive, Harris Road, Hester Road, High Meadow, Locks Farm Lane, Purchase Place and Small Meadow.

Jessie Younghusband Primary School has relocated to modern buildings at a new site on the Minerva Heights development on land west of Centurian Way and Old Broyle Road.

The school entrance is on Acres Drive accessed from the spine road Drovers Lane. It is intended to prohibit stopping along the entire length of Acres Way. In line with schools throughout West Sussex the school entrance will be protected with School Keep Clear markings. Additionally, a no waiting, loading and unloading at any time restriction will apply elsewhere on Acres Way.

It is proposed to introduce lengths of double yellow lines to protect the junctions along Drovers Lane in the vicinity of the school. This aims to prohibit parked vehicles from obscuring access and visibility.

The speed limit on Acres Way is proposed to be reduced to 20mph. This speed limit complies with the WSCC Speed Limit Policy due to the nature of the road and the large numbers of vulnerable road users using it.

The Order is proposed so as to avoid danger to persons or other traffic using the road or to minimise the likelihood of any such danger arising, for facilitating the safe passage of any class of traffic (including pedestrians) and for improving the amenity of the area through which the road runs.

Drawing CHI9005 Chichester - Acres Drive Proposed 20mph Speed Limit (10.12.2025)  
and Plan Nos. SU8405NEN SU8406SES SU8506SWS

show the lengths of roads, which are the subject of the proposed Orders.

Executive Director of Law Assurance & Insight  
County Hall  
Chichester  
December 2025

**WEST SUSSEX COUNTY COUNCIL**  
**((CHICHESTER DISTRICT) (PARKING PLACES & TRAFFIC REGULATION)**  
**(CONSOLIDATION) ORDER 2010)**  
**(DROVERS LANE & ACRES DRIVE AMENDMENT) ORDER 202\***

West Sussex County Council in exercise of their powers under Sections 1 (1) 2 (1) and (2), 4 (2), 45, 46, 49 and 53 and Part IV of Schedule 9 of the Road Traffic Regulation Act 1984 "the Act" as amended and of all other enabling powers and after consultation with the chief officer of police in accordance with Part III of Schedule 9 to the Act hereby make the following Order:-

1. This Order shall come into operation on the X day of X 2025 and may be cited as "West Sussex County Council ((Chichester District) (Parking Places and Traffic Regulation) (Consolidation) Order 2010) (Drovers Lane & Acres Drive Amendment) Order 202\*."
2. The "West Sussex County Council (Chichester District) (Parking Places and Traffic Regulation) (Consolidation) Order 2010" is hereby amended by the insertion into it of the plans attached in the First Schedule to this Order.

**FIRST SCHEDULE**  
**Plans to be inserted**  
**(As attached)**

SU8405NEN (Sheet Issue No. 1)  
SU8406SES (Sheet Issue No. 1)  
SU8506SWS (Sheet Issue No. 1)

**For and on behalf of WEST SUSSEX COUNTY COUNCIL**

***Authorised Signatory:***

***NAME:***

***DATE MADE:***

**WEST SUSSEX COUNTY COUNCIL**  
**(CHICHESTER: ACRES DRIVE)**  
**(20MPH SPEED LIMIT) ORDER 202\***

West Sussex County Council in exercise of their powers under Sections 82 and 84 (1) (a) of the Road Traffic Regulation Act 1984 ("the Act"), and Part IV of Schedule 9 of the Act and of all other enabling powers, and after consultation with the chief officer of police in accordance with Part III and Part IV of Schedule 9 to the Act hereby make the following Order:-

1. This Order shall come into operation on the x day of x 202\* and may be cited as "West Sussex County Council (Chichester: Acres Drive) (20mph Speed Limit) Order 202\*"
2. The lengths of restricted roads in the First Schedule to this Order shall cease to be restricted roads for the purpose of Section 82 of the Act.
3. No person shall cause or permit any vehicle to proceed at a speed exceeding 20 miles per hour in the lengths of roads specified in the First Schedule to this Order
4. Nothing in Paragraph 3 shall apply to a vehicle being used by naval, military or air force purposes while being driven by a person for the time being subject to the orders of a member of the armed forces of the Crown on an occasion when –
  - (a) the person driving the vehicle is a member of the special forces as defined by the Road Traffic Exemptions (Special Forces) (Variation and Amendment) Regulations 2011; and
  - (b) the vehicle is being driven-
    - (i) in response, or for practice in responding, to a national security emergency by a person who has been trained in driving vehicles at high speeds; or
    - (ii) for the purpose of training a person in driving vehicles at high speeds.

**FIRST SCHEDULE**  
**(20mph speed limit)**

Length of road in Chichester

Acres Drive

The entire length

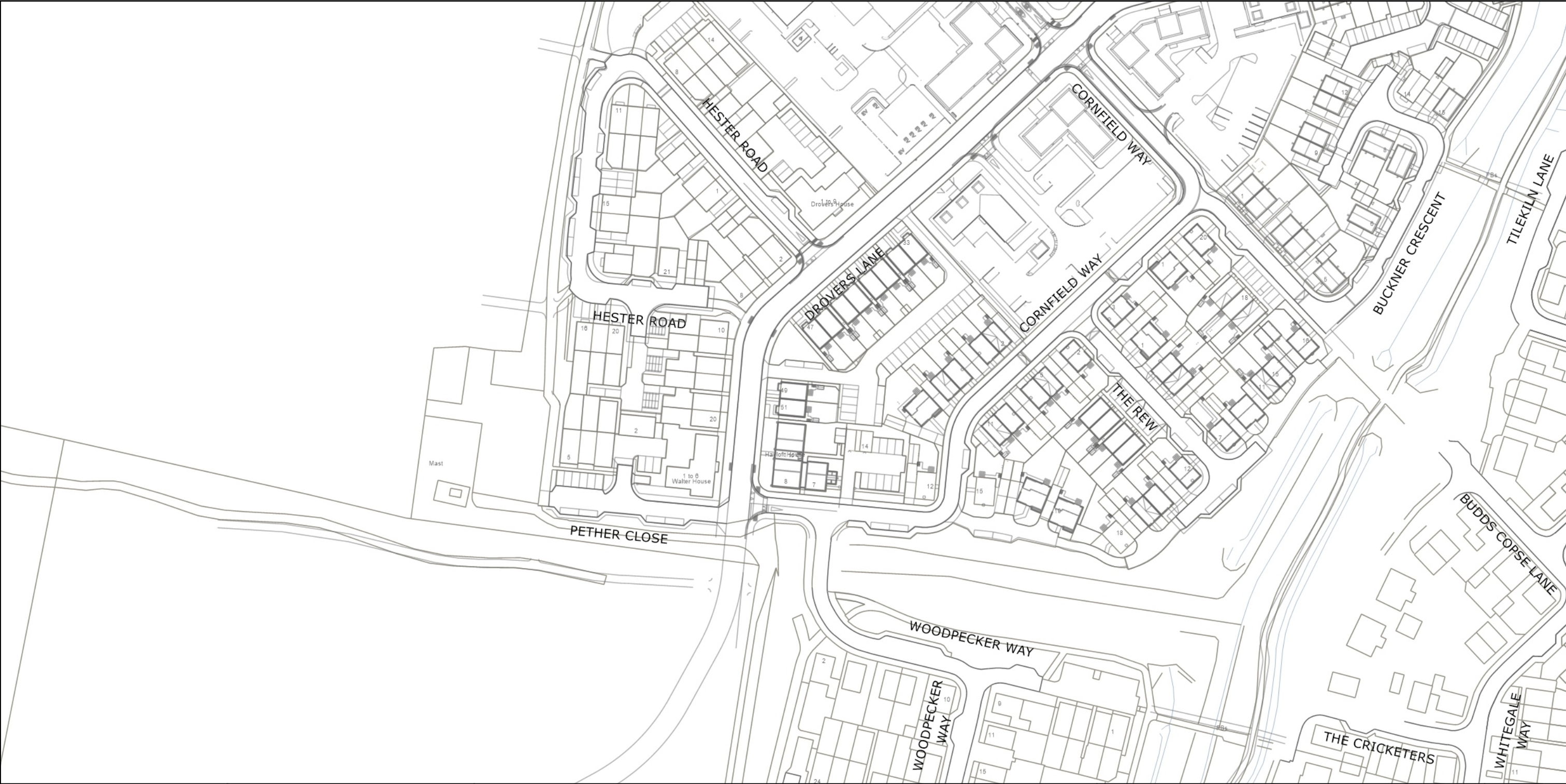
**For and on behalf of WEST SUSSEX COUNTY COUNCIL**



*Authorised Signatory:*

*NAME:*

*DATE MADE:*

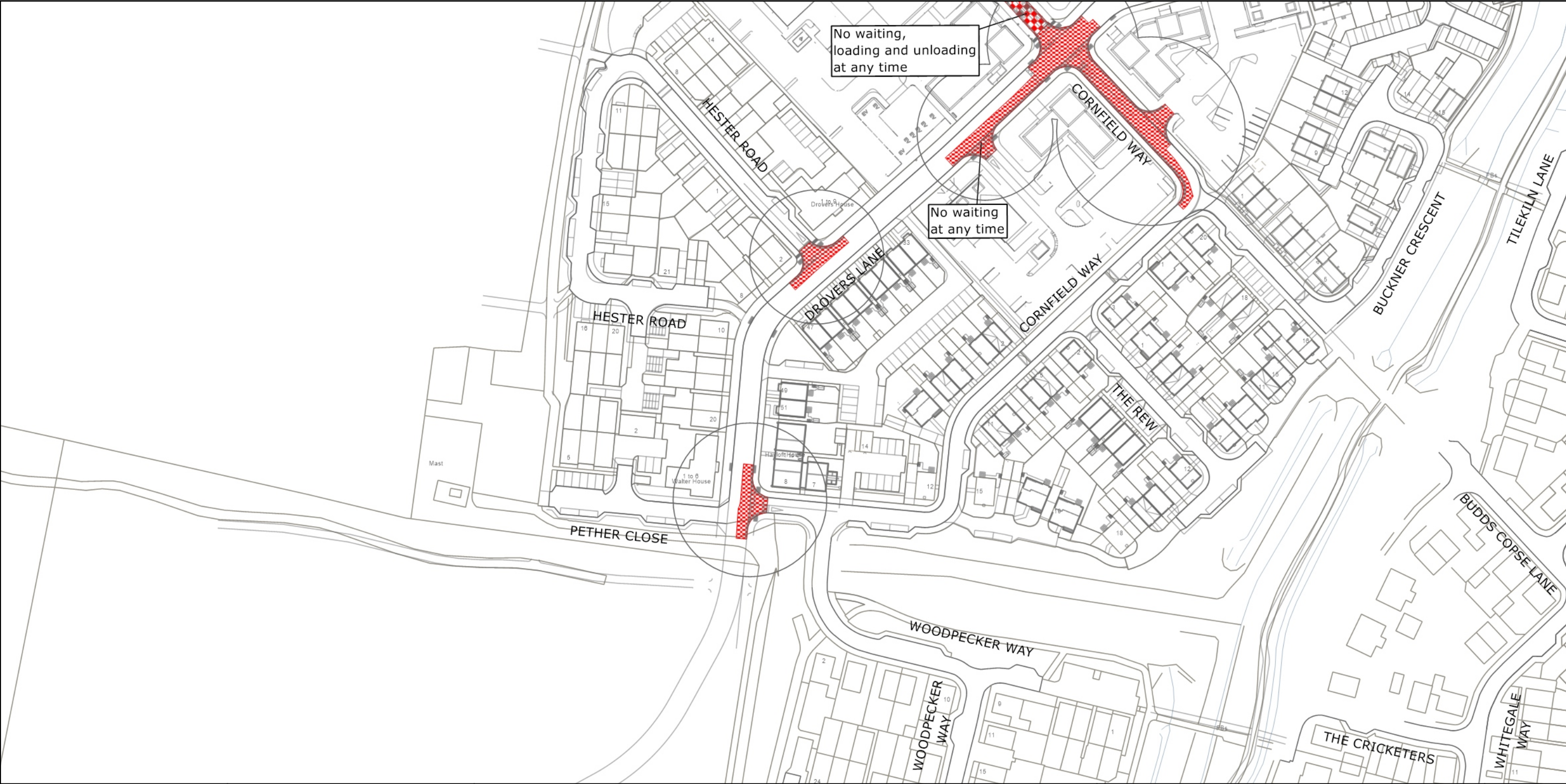




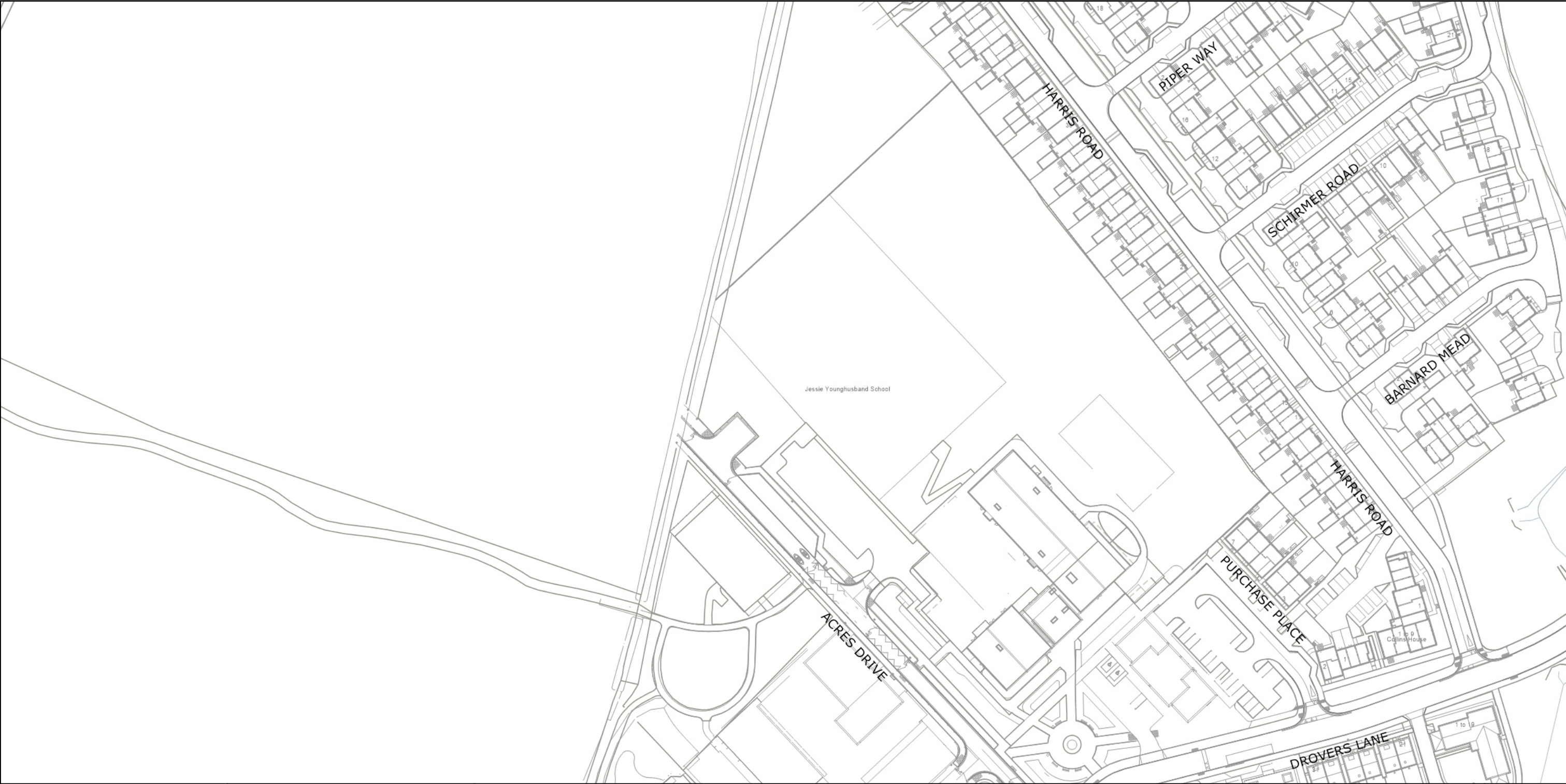
	<p>West Sussex County Council Highways &amp; Transport The Grange Tower Street Chichester West Sussex PO19 1RH</p>	<p>CHICHESTER DISTRICT: CHICHESTER</p> <p>NO EXISTING WAITING RESTRICTIONS</p>	<p>TILE REF NO: SU8405NEN</p> <p>SHEET ISSUE NO</p> <p>SHEET ACTIVE FROM -</p>	<p>N</p>  <p>SCALE: 1:1250 at A3 size</p>
--	--	--	--	--

© Crown copyright and database rights 2025 OS AC0000849983. You are permitted to use this data solely to enable you to respond to, or interact with, the organisation that provided you with the data. You are not permitted to copy, sub-license, distribute or sell any of this data to third parties in any form.

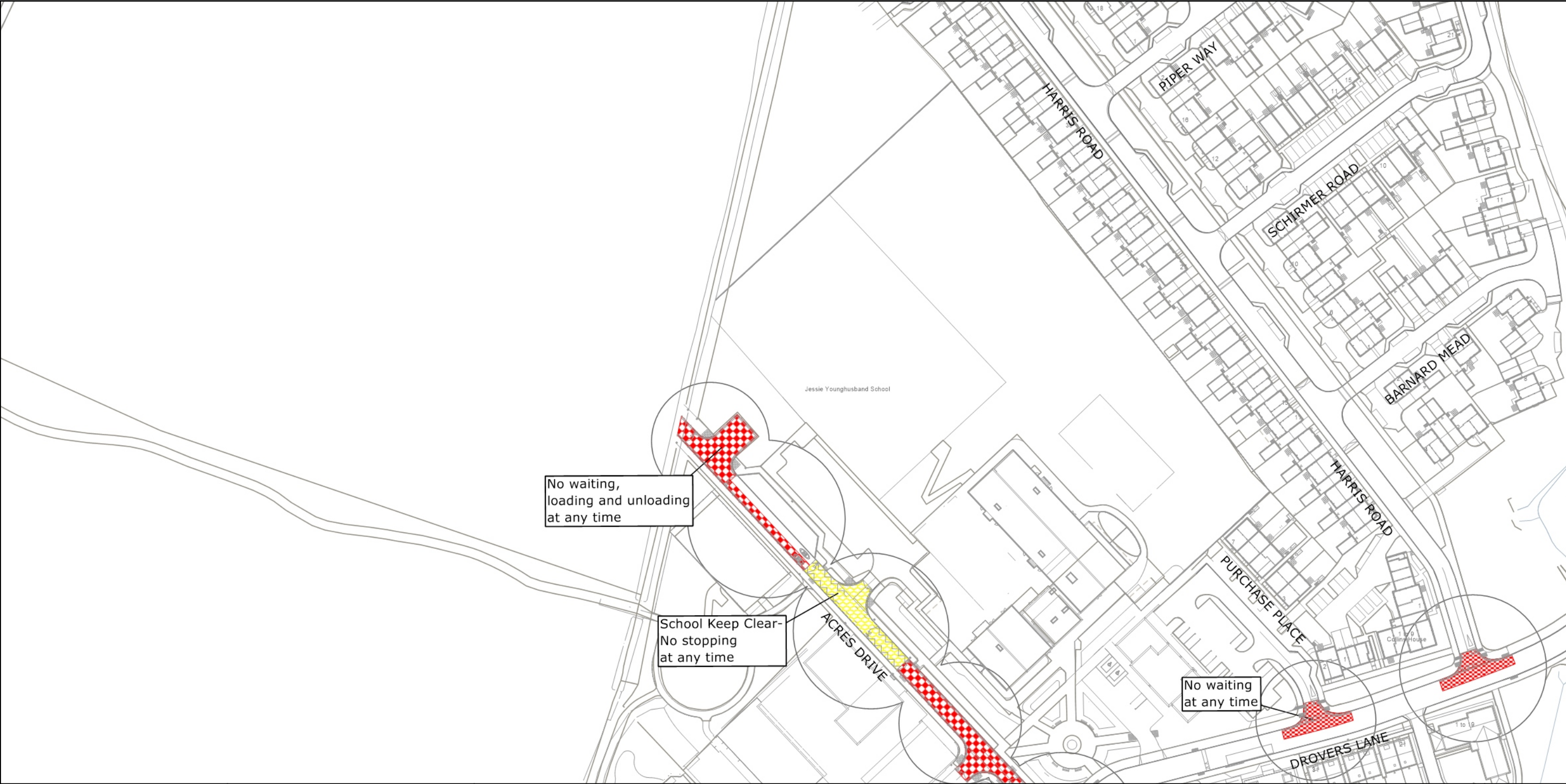




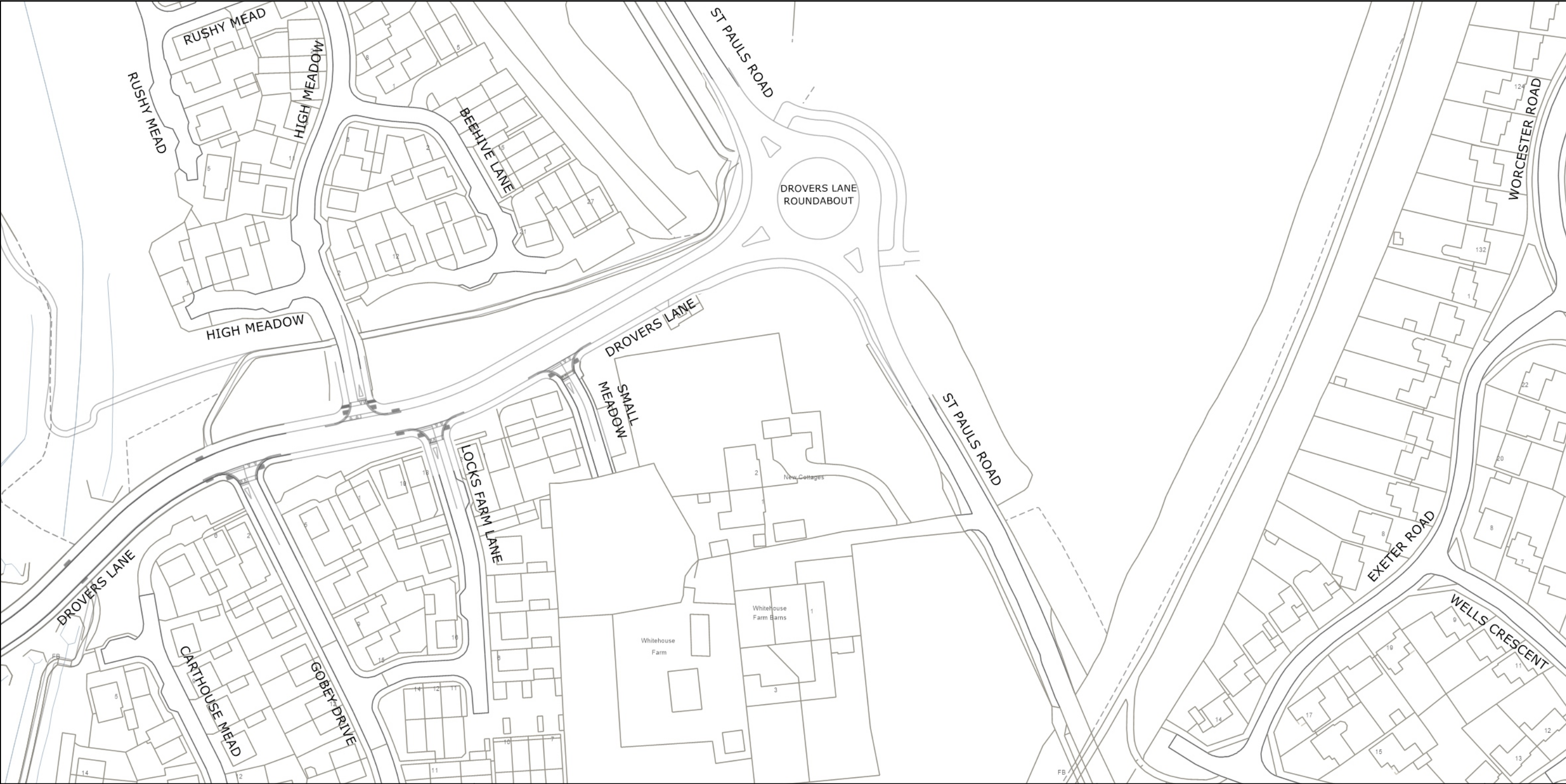




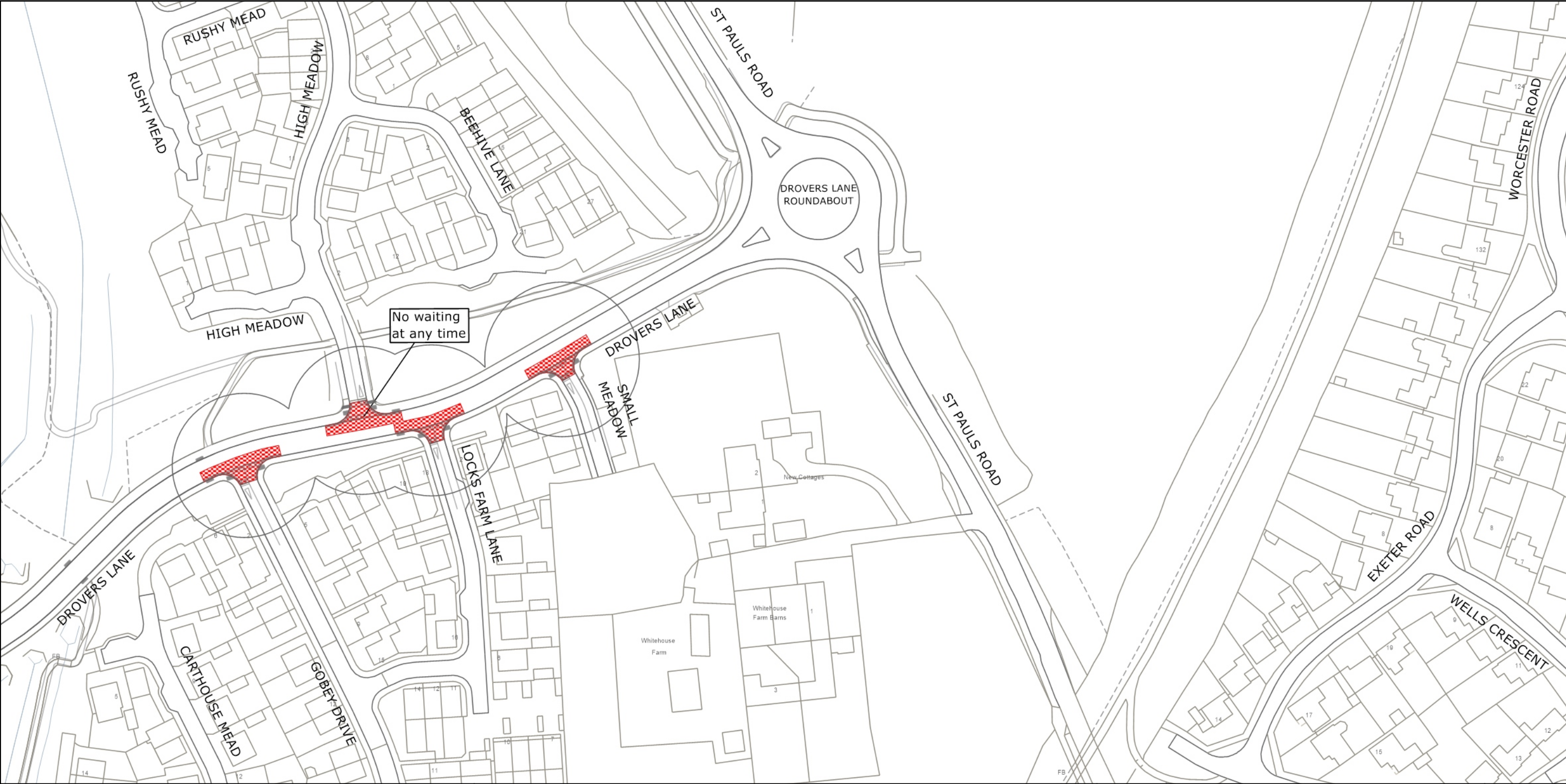















KEY

SPEED LIMITS


Proposed 20mph Speed Limit

