

Southbourne Parish Neighbourhood Plan

Minutes of the Steering Group Meeting 6th May 2014

Present: Jonathan Brown, Chris Bulbeck, Marjorie Bulbeck, Mike Downer, Mark Everson, Bill Ferguson, Bruce Finch, Jacky Grant, Robert Hayes (Chairman), Graham Hicks, Peter Hicks, OonaHickson, Sandra James, Jack Moss, Sarah Richardson, John Southgate, Lawrence Tirebuck. Mike Allgrove, Planning Policy Manager, CDC.

Apologies: Alice Smith, Jim Jennings, Lisa Leader, Roy Seabrook, Geoff Talbot, Sue Talbot, Rowena Tyler.

Minutes of Last Meeting The minutes of the meeting 1st April were approved.

District Council Support Following the departure of Tom Bell from CDC employment at short notice, Mike Allgrove had stepped in to attend this meeting. Six planning officers were being allocated to assist those parishes working on Neighbourhood Plans. Parishes would be advised of the named officer allocated to their parish by the end of the week.

Discussion took place on the situation where developers put in planning applications in the period before the Neighbourhood Plan was adopted. Mike explained there was no clear guidance on how to deal with such applications and he was unable to commit on how applications were likely to be decided by District. The District Planning Committee would have to make its own decisions on planning grounds.

Attention was drawn to a recent landmark Appeal decision where the Secretary of State had overruled the decision of the Planning Inspector and given precedence to the Neighbourhood Plan when determining the application.

In the Chichester District two Neighbourhood Plans had now gone to the Examiner, in Kirdford and Loxwood, and SG Members were recommended to follow the progress of these Plans.

Pre-Submission Plan The Pre-Submission Plan had been published on 17th April together with the Draft Sites Assessment Report and Strategic Environmental Assessment (SEA). The consultation period would run until 5th June. Paper copies of the documents could be seen locally at The Village Hall, Westgate Leisure Bourne, Southbourne Farm Shop, Southbourne Club, Southbourne Library, St John's Centre, Age Concern Centre, Sussex Brewery, Travellers Joy, Beijing Palace, Sea Scout HQ Prinsted.

A newsletter 'Neighbourhood Plan News' had been delivered to all households and businesses in the parish.

A Development Plan Progress public meeting had been held at Bourne Community College on 26th April with three identical presentations at different intervals. A second public meeting was being organised for 15th May to repeat the meeting on 26th April.

SEA Status The SEA had been prepared by Urban Edge Environmental Consulting, engaged by the District Council, who were paying the cost of this document.

Timetable The latest timetable was received from Neil (RCOH). It was noted a second SG meeting would be necessary on 16th June to consider RCOH recommendations to modify the Plan after taking account of responses received from the public consultation.

An email from Neil to Alice was read out to the meeting by the Chairman.

Action List from Sue & Geoff Talbot An Action List prepared by Sue and Geoff was received. It was decided the spare box of 1000 leaflets would be held at the Farm Shop and not St John's Centre. Remaining spare copies at the Parish Office.

Volunteers to monitor the display copies of documents, and replenish as necessary, were: John – Age Concern Centre and Westgate Leisure Bourne, Sarah – Beijing Palace and Travellers Joy, Mark – St John's Centre, Chris – Farm Shop, Lawrence – Village Hall and Library.

Storage Plan materials The list of SPNP related materials and locations prepared by Sue and Geoff was received and noted.

Registering Community Assets Referred to the Parish Council to draw up a list.

Parish Questionnaire and Results on Website Questionnaires and results were to be made available on the website.

Current Planning Applications / Appeals Significant recent applications were:

SB/14/00661/OUT

Seaward Properties Ltd

Land On The South Side Of Cooks Lane Southbourne Hampshire

Development of the site by the erection of 112 dwellings with associated access onto and widening of Cooks Lane, parking, open space and landscaping.

SB/14/00662/OUT

Seaward Properties Ltd

Land North Of Main Road And West Of Inland Road SouthbourneEmsworth Hampshire

Development of the site by the erection of 127 dwellings with associated access from Main Road, parking, open space and landscaping.

SB/14/00663/OUT I

Seaward Properties Ltd

Loveders Camping and Caravan Site Inlands Road Nutbourne Chichester

Development of the site by the erection of 30 dwellings, with associated access from Inlands Road, parking, open space and landscaping

SB/14/00747/FUL

FPC (Southbourne) LLP

Southbourne Service Station 261 Main Road SouthbourneEmsworth

Erection of retail unit and four flats together with associated parking, cycle and refuse storage, following demolition of petrol filling station/car sales and car repairs building.

Planning Appeal

SB/13/02964/FUL Three dwellings and associated works including new access and landscaping. 61 Stein Road. Appeal against refusal of planning permission. To be decided on the basis of exchange of written statements and site visit by the Inspector.

Reports from Focus Groups

Transport it was reported Network Rail had carried out some test boreholes for a footbridge West of Inlands Road.

The Environment Group had concerns about drainage and bat assessment in respect of the Seaward planning application South of Cooks Lane.

Sewage & Drainage Group. Two reports had been produced and circulated; initial response to proposed development south of Cooks Lane and north of railway line, and initial report on the proposed new development site at Tuppenny Lane. Jacky commented that it was very necessary to liaise closely with Havant and areas around Southbourne that used the Thornham Treatment Works in order to monitor the total number of houses built since 2010 and new developments planned, to ensure it had capacity to cope with the growing numbers of new developments. There was no mechanism to co-ordinate monitoring at present.

Any Other Business None.

Next Meeting Tuesday 3rd June 7.30pm at St John's Centre.