



WEST WITTERING PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE OF THE PARISH COUNCIL

held on Wednesday April 30th, 2025, at 10.30am in The Pavilion, Rookwood Road, West Wittering.

PRESENT: MR K MARTIN (CHAIR), MRS N PIKE, MR B HUTTON, MR BUCKLAND.

1. APOLOGIES FOR ABSENCE: - Cllr Wright and Cllr Handford

2. DECLARATIONS OF INTEREST: - None

3. MINUTES OF THE PREVIOUS MEETING: - The minutes of the previous meeting held on March 26th, 2025, were approved as a true and fair record and were agreed by all.

4. PLANNING: - THE DECISIONS OF THE COUNCIL WERE AS FOLLOWS:-

WW/25/00632/PLD – 29 MARINE DRIVE

No objection

Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

WW/25/00617/FUL – Greengates, 19 Marine Drive

No objection

Comment – That it is conditioned that the Mobile Home will be removed as soon as the dwelling is habitable.

Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

WW/25/00842/FUL– Ellanor House, Ellanore Lane

Objection

The Parish Council has previously raised concerns about the landscaping required for this application previously stating that the following was required:-

The fence is moved back to sit behind the hedging thereby retaining the rural aspect of the lane and supporting biodiversity. It will also protect the fence from the strong sea winds in that part of the village. The fence is not suitable for the rural aspect of this area which falls within the Chichester Harbour Area of Outstanding Beauty (AONB).

All planting to remain including trees as this is a very rural part of the village within the AONB and is also a Public Footpath. The boundaries of the property should therefore remain rural and any gaps in the boundary should have hedging planted to match the retained hedge.

The Parish Council has also raised before the adherence to the WWPC Neighbourhood Plan Policy 11 - Biodiversity, Geodiversity and Mitigating the impacts of Climate Change with the use of native planting and the planting of trees, hedges and plants that encourage wildlife habitats to flourish.

The Parish Council objects to this application as it is further urbanising the area with too much hard landscaping. The Parish Council are concerned that native planting is not being progressed and ideally the hedge planted should match that of the public footpath as it will survive and thrive whereas Laurel will not in this setting.

Moving the swimming pool and the associated hard landscaping urbanises the area further in what is a rural setting within the AONB and is very close to a Public Footpath where noise could be heard in what is supposed to be a peaceful and tranquil setting.

Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

WW/25/00833/DOM – White Gables, West Strand

No objection.

Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

WW/25/00887/PLD – 22 Elmstead Park

No objection

Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

5. To receive the Planning Authority decisions of interest since the last meeting – The Clerk reported on a number of decisions that were aligned with the comments made by the Parish Council.

6. Enforcement and licensing issues – Nothing to report.

7. Correspondence: - The Clerk had received notification from the Planning Officer that there were substitute and new comments for Sunny Brae, WW/25/00175/FUL. There had been a consultation with the CDC Conservation and Design officer and the Coastal Drainage Engineer following the comments from the Planning Committee when this was originally considered. The Parish Council were very pleased to receive this further information and was content to now support the application. Policy WW11 of the West Wittering Neighbourhood Plan should be adhered to when considering this application.

Date of the next meeting: - The date of the next meeting was confirmed as Wednesday, May 28th, 2025, at 10.30am in The Pavilion, Rookwood Road.

There being no further business for discussion the meeting closed at 11.45 pm.

Signed:

Chairman

Date:

The next meeting of the West Wittering Parish Council Planning Committee will be held on Wednesday May 28, 2025, at 10.30am in The Pavilion, Rookwood Road, West Wittering, PO20 8LT. THESE MINUTES ARE IN DRAFT FORM UNTIL APPROVED BY THE PLANNING COMMITTEE AT THE NEXT MEETING, AND MAY BE AMENDED BY RESOLUTION. COPIES OF ALL UNAPPROVED MINUTES, AND AGENDAS AND MORE INFORMATION ABOUT WEST WITTERING PARISH COUNCIL CAN BE FOUND ON THE PARISH COUNCIL'S WEB SITE: www.westwitteringparishcouncil.gov.uk