



Established 1894

## Angmering Parish Council

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### MINUTES OF THE MEETING OF THE PLANNING AND INFRASTRUCTURE COMMITTEE HELD IN THE KING SUITE, ANGERING VILLAGE HALL ON TUESDAY 2 JUNE 2026 AT 7.30PM

- Committee:** Sylvia Verrinder (Chair)  
Paul Bicknell, John Oldfield, Alan Evans, Norma Harris, Carey Bennett, James Thompson, Sally Taylor, Jo Thompson, (Co-opted member of the public) and Nikki Hamilton-Street (as Chair of APC)  
For the meeting to take place 3 committee members need to be present, this is known as quorum and is a legal requirement.
- Present:** Councillors; Sylvia Verrinder, Alan Evans, John Oldfield, Norma Harris, Paul Bicknell, James Thompson and Jo Thompson.
- In attendance:** Tracy Less (Committee Clerk)
- Acronym:** Planning and Infrastructure Committee: PI; Angmering Parish Office: APC; West Sussex County Council: WSCC; Arun District Council: ADC; South Downs National Park: SNDP; Conservation Area: CA; Environment Agency: EA; AFAS: Angmering Flood Alleviation Scheme. Construction Management Plan: CMP;

AGENDA ITEM	MINUTE NO.		ACTION FOR
1	PI26/023	<b>APOLOGIES FOR ABSENCE</b> Apologies were received and approved from: Cllr. Carey Bennett, Cllr. Sally Taylor and Cllr. Nikki Hamilton-Street	
2	PI26/024	<b>DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA.</b> None.	
3	PI26/025	<b>APPROVAL OF MINUTES</b> Approval of the minutes of the meeting of the committee from <b>Tuesday 12 May 2026</b> were agreed by all and signed by the Chair.  Cllr. Evans welcomed Jo Thompson to the committee as he was not at the last meeting.	
4	PI26/026	<b>THE CHAIRS REPORT ON ANY MATTERS OF INTEREST AND THOSE OUTSTANDING FROM THE PREVIOUS MEETING, BUT NOT INCLUDED ON THIS AGENDA.</b> No questions were asked	

**Additional Matters:**

**A) Streetlights – Area 7**

Information has been received from WSCC that the proposed LED conversion of Angmering’s street lighting is now proposed to start in March 2029 until August 2029.

**B) Habitat Banking**

As stated in my latest report I attended a meeting on Habitat Banking. ADC in the latest newsletter, there is an article entitled – “Did you know? Why does Arun need habitat banking?” This is a good article which expresses the need to save space for wildlife during the continuing housing development of Arun District. Can we in Angmering suggest areas for habitat banking?

Suggestions:

- a) Land between Aldi & Brook Lane (WSCC Land earmarked for business development but nothing happening).
- b) Land North of Mayflower Park and south of Parsons Close, Bramley Green (WSCC Land earmarked for a School but again nothing happening)
- c) Enclosed Land on Lloyd Goring Close formerly allotments now belonging to ADC
- d) Land along the northern part of Dappers Lane, and along the A27 towards Acorns
- e) Land around both arms of the Black Ditch and Decoy Ponds
- f) Land between Cow Lane and the A280
- g) Land between North Drive and Station Road

The Chair read out the item from the ADC newsletter which was discussed and agreed that the list presented by the Chair should be sent to the new Habitat member of staff at Arun.

ACTION: The Chair requested all Councillors to consider any other pockets of land within Angmering and to let the Clerk know. **CLLRS**

**A) Climate Action and Adaption Plan**

In the latest WSCC Highways, transport & Planning newsletter there is an article on “Climate Action and Adaption Plan. As this subject is part of the P&I ToR objectives and responsibilities, Councillors are asked to be aware of and have a look at the plan attached to the newsletter article. “Our Priorities for 2024 – 2027”.

The Chair said that she thinks Habitat Banking and Climate Action Plans are becoming more and more necessary to be aware of and how climate change could affect Angmering and its wildlife. Maybe we should be looking at this more seriously, this was agreed.

**A) WSCC Planning & Rights of Way Committee**

The agenda for the 9<sup>th</sup> June has been published and there is nothing relating to Angmering.

**B) Survey**

Councillors are reminded to complete the survey ahead of the meeting on the 15<sup>th</sup> June and forward it to the Clerk

**5 PI26/027 PUBLIC CONSULTATION**

No members of the public were present and no questions had been sent in.

**6 PI26/028 PLANNING APPLICATIONS**

**FILE LIST 274**

<a href="#">A/54/26/NMA</a>	<b><u>ADDRESS</u></b>
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<p>Non material amendment following the grant of A/121/23/PL relating to phasing of the approved development to allow implementation by the construction of access and roads as Phase 1 and the construction of the dwelling as Phase 2.</p> <p><b>Observations to Arun District Council: Not Required</b></p> <p><u><a href="#">A/55/26/NMA</a></u>  Non material amendment following the grant of A/122/23/PL relating to phasing of the approved development to allow implementation by the construction of access and roads as Phase 1 and the construction of the dwelling as Phase 2</p> <p><b>Observations to Arun District Council: Not Required</b></p>	<p>Land east of 22 Speedwell Chase Speedwell Chase</p> <p><b>ADDRESS</b>  Land north of Mayflower Way, Angmering</p>
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**FILE LIST 275**

<p><u><a href="#">A/53/26/PL</a></u>  Change of use of buildings and canopies from shop and café to a flexible use of agriculture or Class E c) (iii) any other services which is appropriate to provide in a commercial, service and business locality, e) medical services and f) non-residential creche uses. This application is in CIL Zone 3 (Zero Rated) as other development.</p> <p><b>Decision: No Objection</b></p> <p><b>Comment: Whilst APC welcomes the intention and has no comment to make regarding the proposal for the change of use of these premises as described, it is however, confused by ADC's comments in two letters to the applicant both dated 13th May 2026. a) accepting the application as being valid, and b) as a decision notice that ADC are unable to validate the application in the absence of further information. APC asks for clarification as to the situation, is this application valid or not? Therefore, APC is unable to make a clear decision., until the acceptance intention of ADC has been clarified.</b></p>	<p><b>ADDRESS</b>  Roundstone Farm Littlehampton Road</p>
<p><u><a href="#">A/58/26/CLE</a></u>  Lawful development certificate for the existing conversion of the existing garage building to a habitable space.</p> <p><b>Decision: No Objection</b></p> <p><b>Comment: None</b></p>	<p><b>ADDRESS</b>  Fairlawn Station Road Angmering</p>
<p><u><a href="#">A/57/26/NMA</a></u>  Non material amendment following the grant of A/24/26/PL for approved site boundary to reflect a minor realignment of the proposed palisade fencing.</p> <p><b>Application was withdrawn</b></p>	<p><b>ADDRESS</b>  Taxi Office Angmering Railway Station Station Road Angmering</p>

## FILE LIST 276

<a href="#">A/61/26/HH</a> Extension of porch. <b>Decision: No Objection</b> <b>Comment: None</b>	<b>ADDRESS</b> Madingley The Thatchway Angmering
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- 7      **PI26/029 PLANNING APPLICATIONS NOT ON A WEEKLY LIST**  
None.
- 8      **PI26/030 WEST SUSSEX COUNTRY COUNCIL PLANNING APPLICATIONS**  
None.
- 9      **PI26/031 SOUTH DOWNS NATIONAL PARK PLANNING APPLICATIONS**  
Agenda published with no applications affecting Angmering.
- 10     **PI26/032 PLANNING DECISIONS – NOT APPROVED**  
None.
- 11     **PI26/033 LICENSING MATTERS**  
An application has been made to Arun District Council under the Licensing Act 2004 by Stiff Drinks Ltd.  
APC have been advised that this application was sent in error to Angmering as it relates to premises within our other Ward member Findon. Therefore, no comment to make. Cllr Bicknell said that as he is the District Ward Councillor for Angmering & Findon and would look into the matter.
- 12     **PI26/034 CONSERVATION AREA REPORTS**  
Still awaiting the result of the expansion assessment and consultation. The Chair said that she would speak to the Conservation Officer at the next Conservation Area Advisory Panel meeting.
- 13     **PI26/035 SOUTH DOWNS NATIONAL PARK**  
The Chair advised that the Clerk will arrange a date and venue for an evening discussion on the presented Local Plan Reg 19.
- 14     **PI26/036 COMPLIANCE & ENFORCEMENT**  
**ENF/6/20 – Construction of the Footpath** along Dappers Lane from the Swallows Gate Development (formerly Merry England Nursery) to Merryfield Crescent. Still awaiting further information and action.
- The Clerk has been in touch with the ADC Officer Daniel Vick regarding this footpath and its construction as approved under application A/91/18/PL. He is aware of the situation and trying to make contact with the developer who may no longer exist as a company. Negotiations will continue to be conducted with the “developer” and WSCC as this is believed to be public highway land. WSCC have advised that the reasons/benefits for the construction of this footpath on the western side of the lane still apply. It has to be understood that part of the proposed footpath on the eastern side of Dappers Lane has already been constructed.
- This was discussed at length and agreed that the following should be sent to Dan Vick:
- “APC and the majority of residents continue to make it clear that in the interest of public safety, a safe means of travel for pedestrians along this stretch of Dappers Lane is now more than ever essential due to the increase in parish population, and its footfall and vehicle usage”.*

**ENF/79/26 - Water Lane Parking**

The Clerk has again been in touch with the Compliance Team and been assured that a visit was made but they have not reported back. However, it was agreed in the CMP that parking may be made on the side roads if available. As this development is due for completion towards the end of this year, then parking must be expected on Water Lane until then. Councillors and Residents are still requested to report to the Clerk any problems. It was agreed that this item can now be closed.

**15 PI26/037 APPEALS**

**ADC:**

**Land west of Brook Lane and South of A259 – Employment / Business site.**

A/39/23/PL - Appeal Ref: 2752 : PiNS Reference: 6003625 - Written Representation - Still awaiting a result of this Appeal.

**SDNP:**

**The Woodman**, Arundel Road, Angmering, West Sussex BN16 4EU

Planning Inspectorate Reference: 6006529 / SDNPA Reference:

SDNP/25/03093/FUL - Change of use from offices back to residential, no other changes proposed. Awaiting result of the Appeal.

Still awaiting a date for a Site Visit.

**16 PI26/038 CORRESPONDENCE**

None.

**17 PI26/039 HIGHWAYS MATTERS**

No Updates.

Councillors requested that the list presentation be reviewed as it was becoming more difficult to read.

**18 PI26/040 ARUN DISTRICT COUNCIL PLANNING COMMITTEES**

- **Planning Committee Meeting**

Next meeting 24 June 2026 – Awaiting agenda

- **Planning Policy Committee Meeting**

Next meeting 3 September 2026 –

The meeting planned for 4 June has been cancelled.

**19 PI26/041 MATTERS REQUIRING CONSIDERATION AT FUTURE MEETINGS OF:**

This Committee: None

Full Council: Neighbourhood Plan, Habitat Banking and Climate Change.

**DATE OF NEXT MEETING**

The Committee's next meeting is on Tuesday 23 June 2026 at 7.30pm, King Suite, Angmering Village Hall, Station Road, Angmering BN16 4HL.

The meeting concluded at **20:31**

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Chairman

Date.....