



Established 1894

Angmering Parish Council

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MINUTES OF THE MEETING OF THE PLANNING AND INFRASTRUCTURE COMMITTEE HELD IN THE KING SUITE, ANGMERING VILLAGE HALL ON TUESDAY 23 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, Sally Taylor, James Thompson and Jo Thompson.
- In attendance:** Rachael Wilkes (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	PI26/043	APOLOGIES FOR ABSENCE Apologies were received and approved from: Cllr. Carey Bennett, Cllr. Paul Bicknell and Cllr. Nikki Hamilton-Street	
2	PI26/044	DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA. None.	
3	PI26/045	APPROVAL OF MINUTES Approval of the minutes of the meeting of the committee from Tuesday 2 June 2026 were agreed by all and signed by the Chair.	
4	PI26/046	THE CHAIRS REPORT ON ANY MATTERS OF INTEREST AND THOSE OUTSTANDING FROM THE PREVIOUS MEETING, BUT NOT INCLUDED ON THIS AGENDA. There was no Chairs Report prior to the issue of this Agenda, but there are additional matters notified since: Angmering Sports Hub – Information has been received that The Premier League has agreed to help fund this project with a grant of £2m. Highdown Garden Centre Application – Application A/30/26/PL will be heard at ADC Planning Committee meeting tomorrow (24.6.26). The	

Officers report states that the Drainage Engineers may be offering an objection to this application.

Local Council Walking & Infrastructure Plan (LCWIP) – You will have received the presentation slides of the meeting to which Cllr Alan Evans attended – we can now understand Cllr Evans concerns over the numbering used in the document. Cllr Evans will try to find out what this numbering means and how it affects Angmering. He will report back to the Committee and Council. Information has now been received that the consultation will begin on 29th June until 9th August. Councillors are asked to view this consultation and reply.

ACTION: This item to be brought to the P&I meeting on 25th August 2026 to discuss findings by Cllr Evans and any comments made on the consultation.

Arun District Association of Local Councils (ADALC) – Correspondence and the minutes of the meeting held on 2nd May 2026 have been sent to you all. The minutes show that there is much concern throughout the District over the Governments intended Planning Reforms, especially over the perceived weakening of Parish influence within the planning process. It was also noted within the minutes that Parish & Town Councils application comments would continue to be considered by Planning Officers, however, they may not go to committee meeting. Therefore, P&I will continue to comment on applications.

Councillors Highways Meeting – At the meeting held on 15th June 2026, many issues were discussed but another date is to be set for a continuance. Councillors present, were advised, with a map, of areas they are requested to pay attention to, for any highways problems then report those problems to the appropriate authority. A list of the appropriate reporting authority can be obtained from the office along with your zoned map if you were not present at this meeting.

Major Path Improvements – In the latest newsletter from WSCC there has been a major upgrade to public paths. The question is, was Angmering included in this upgrade? If not, will it be considered in a future upgrade? Do we know which Angmering pathways would benefit from this upgrade?

Local Plans – We have been advised that Horsham District Council will formally begin work on a new-style Local Plan in line with new national plan-making requirements by the Government – the NPPF. It is noted that District Councils are required to formally commence preparation of a new Local Plan under the **revised system by 31st December 2026**. We still await the adoption of the latest version of the NPPF.

The Clerk has contacted the CEO at ADC, Dawn Hudd, for any changes or updates on the progress of the Arun District Council Local Plan. The CEO has passed the request to Neil Crowther at ADC who has stated that two reports will be presented to the **Planning Policy Committee** before the end of the year as follows:-

- on 3rd September 2026, *“Implications of Planning Reforms and Local Government Re-organisation”*, and
- on 30th November 2026 *“Notice of Intention to Commence”*.

Councillors are advised to be aware of these dates and to follow the Planning Policy Committee webinar on those dates, this may enable APC to begin work on the Angmering

Neighbourhood Plan (ANP) review, hopefully before the end of the year. Councillors are also reminded that work on the ANP is part of the P&I Terms of Reference.

ACTION: Councillors to note dates and watch

The Clerk and Chair of Planning & Infrastructure will be monitoring this progress to ensure that all relevant information is passed to APC and Councillors, this will enable APC to put together a plan of action for the way forward and start of the ANP review, also to determine if outside assistance is required and at what cost. In the meantime, Councillors are asked to remind themselves of the content of the current ANP (2014-2029) and to put together a list of questions that they think will need to be asked once the review commences.

The matter to be brought to the next Full Council for commencement action sought from all Councillors.

ACTION: Chair P&I & Clerk and for Councillors to consider questions that need to be asked

Active Travel –You have received information from Cllr Evans regarding Transport and Active Travel showing some facts and ideas coming from the Government. The concept of Active Travel is not new, and attempts have been made in the past to persuade residents to leave their car at home and find a more public and active means of transport. It is interesting to note that the chair of the Independent Parliamentary Advisor for Transport has suggested that a blanket 20mph speed limit as standard in built up areas should be imposed and that councils should pay to increase it to 30mph. It is also interesting to note that APC have for many years tried to get a blanket speed limit of 20mph for Angmering and that currently Cllrs Thompson and Bicknell are working on getting a gated 20mph speed on all four entrances into the village.

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 277

<u>A/42/26/HH</u>	<u>ADDRESS</u>
Replacement of the existing flat roof to a detached double garage with a pitched gable roof finished in roof tiles to match the house. Decision: No Objection Comment: This property is on the boundary of the Angmering Conservation Area and in a quiet private lane with a few listed buildings. The replacement of this roof to a pitched gable roof will complement the surrounding buildings and not have a harmful effect on the Conservation Area.	Elm Lodge Rectory Lane Angmering

<u>A/63/26/DOC</u> Approval of details reserved by condition under A/129/21/PL (Appeal ref: PP/C3810/W/22/3298192) relating to condition 19- Surface Water Drainage (Phase 4) Decision: Objection Comment: APC will support the decision of a Drainage Engineer when that decision has been made, so until then no comment	<u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering
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FILE LIST 278

<u>A/64/26/PL</u> Proposed change of use of ancillary grassland and siting of mobile sauna unit. This application is in CIL Zone 4 (Zero Rated) as other development. Decision: No objection Comment: Whilst APC has no objection to the placing of this mobile it does request that temporary approval is given	<u>ADDRESS</u> Worthing Rugby Club Roundstone Lane Angmering
<u>A/68/26/T</u> Crown reduction to 1 no. Lime (T1) to leave a spread of 6m and height of 9m. Crown lift to 4m from ground level. Decision: No objection Comment: No Comment	<u>ADDRESS</u> 24 The Groves Angmering
<u>A/59/26/HH</u> Demolition of existing conservatory and construction of a single storey mono-pitched roof extension at rear. Decision: No objection Comment: No Comment	<u>ADDRESS</u> 115 Downs Way Angmering
<u>A/67/26/DOC</u> Approval of details reserved by condition under A/129/21/PL (Appeal ref: PP/C3810/W/22/3298192) relating to condition 7- Public Open Space and Play Areas. Decision: No objection Comment: Whilst APC has no objection to the play equipment, it does have concerns regarding the boulders and requests that they are securely fixed to each other and the ground and therefore immovable.	<u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering

<u>A/72/26/L</u> Listed building consent for the replacement of the main entrance steps with a new entrance arrangement incorporating integrated disabled ramp access with existing steps remaining in situ, fully intact and unaltered but will be temporarily covered by the new structure. Decision: No objection Comment: No Comment	<u>ADDRESS</u> Ham Manor Golf Club West Drive Angmering
<u>A/73/26/L</u> Listed building consent for the conversion of an existing first-floor sash window on the rear elevation into a new outward-opening timber escape door and a new external steel fire escape staircase to provide a secondary means of escape from the first floor and serve the proposed doorway. Decision: No objection Comment: No Comment	<u>ADDRESS</u> Ham Manor Golf Club West Drive Angmering
<u>A/66/26/NMA</u> Nonmaterial amendment following the grant of A/180/24/PL relating to change of opening times. Decision: Objection Comment: APC feels that the suggested timings, the increase in traffic and noise at those times would have a negative impact on the surrounding residents and therefore requests that the approved timings remain as is.	<u>ADDRESS</u> Worthing Rugby Club Roundstone Lane Angmering
<u>A/71/26/DOC</u> Approval of details reserved by condition imposed under A/129/21/PL (APP/C3810/W/22/3298192) relating to condition 15-materials. Approved	<u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering
<u>A/74/26/DOC</u> Approval of details reserved by condition Imposed under A/129/21/PL (APP/C3810/W/22/3298192) relating to condition 13-details of roads, cycleways, footways and casual parking areas. Observations to Arun District Council: Not Required	<u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering
<u>A/76/26/DOC</u> Approval of details reserved by condition	<u>ADDRESS</u> Rustington Golf Centre

imposed under A/129/21/PL (APP/C3810/W/22/329819 relating to condition 20-maintenance and management of surface water. Decision: No objection Comment: APC will support the decision of a Drainage Engineer when that decision has been made, so until then no comment <u>A/65/26/PDH</u> Notification under extended permitted development rights for single storey pitch roof extension, measuring 5 metres from existing dwellinghouse, with a height of 3.81 metres and an eaves height of 2.7 metres. Withdrawn <u>A/71/26/DOC</u> Approval of details reserved by condition imposed under A/129/21/PL (APP/C3810/W/22/3298192) relating to condition 15-materials. Approved	Golfers Lane Angmering <u>ADDRESS</u> Toad Hall 20 East Drive Angmering <u>ADDRESS</u> Rustington Golf Centre Golfers Lane 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**
None.
- 10 **PI26/032 PLANNING DECISIONS – NOT APPROVED**
None.
- 11 **PI26/033 LICENSING MATTERS**
None.
- 12 **PI26/034 CONSERVATION AREA REPORTS**
Conservation Area Expansion - Because of a resident's enquiry, the Clerk has again requested an update on the Weavers Hill expansion assessment started five years ago. She has been advised by the Conservation Officer that as he works alone (no staff) he has had to focus on another project but will get back to all the outstanding consultation assessments as soon as possible. With this the Clerk will again request an update and copy in the Head of Planning Policy & Conservation.
Conservation Area Advisory Panel – at the meeting yesterday:
 - the **signage** on the Arundel Road Garage was mentioned, and an assurance has been made that the matter is in hand.
 - Due to the **retirement of two members**, there are now two vacancies, would anyone like to join the Panel?

- **Application A/75/26/PL** was discussed and considered to be an asset to the listed building and the conservation area.
- A discussion was held regarding the **lack of guidelines and information** advising residents living in a listed building, Conservation or Heritage area of the changes they can and cannot make to their property and that all proposed changes or problems must be applied for and notified to the Local Planning Authority. e.g.: types of materials and design internally and externally, etc. It was also considered that some estate agents are not advising purchasers of such properties of the conditions that they must comply with through either the local planning authority or English Heritage. **ACTION: Clerk to speak to Angmering's Estate Agents**

13 PI26/035 SOUTH DOWNS NATIONAL PARK

Re-Nature Campaign 19th June to 28th June 2026

Five years ago, we set out on an ambitious journey with our Re-Nature Campaign, aiming to transform 13,000 hectares (over 20,000 football pitches) into habitat for wildlife by 2030. Our vision is simple: nature everywhere, for everyone.

The annual Re-Nature Festival celebrates the progress made so far, shining a light on the inspiring efforts that are helping us reach this milestone. It's a chance for people of all ages to learn more, get involved, and experience the incredible wildlife, habitats, and landscapes of the South Downs; from our iconic heathlands and chalk grasslands to our treasured dark skies, to name just a few. Whether you're discovering new ways to support nature or sharing your own experiences, there's something for everyone. From guided walks and volunteering opportunities to sunset walks and butterfly spotting, the festival offers a wide variety of activities to enjoy.

This year, we are delighted to host a special day of activities at several sites, including:

- The iconic Seven Sisters in East Sussex and
- Hogmoor Enclosure, near Bordon in Hampshire.

Activities will include:

- Bird-spotting and butterfly walks
- Archaeological discovery walks
- Nature-mindfulness and wellbeing activities
- A ReNature day out with local community groups
- A range of nature-inspired arts and crafts for all ages

14 PI26/036 COMPLIANCE & ENFORCEMENT

ENF/6/20 – Construction of the Footpath along Dappers Lane from the Swallows Gate Development to Merryfield Crescent. Still awaiting further information and action. **ACTION: Request for the Clerk to follow up**

15 PI26/037 APPEALS

Sought by an applicant because of an application refused by the Local Planning Authority.

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

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.

16 PI26/038 CORRESPONDENCE

None.

17 PI26/039 HIGHWAYS MATTERS

In accordance with the Terms of Reference

Highways Action List (attached) –.

To receive resolution updates on the ongoing issues still affecting Angmering's highways.

No updates, however, at item 7 request for closure. This was agreed.

ACTION: Clerk to remove item 7

18 PI26/040 ARUN DISTRICT COUNCIL PLANNING COMMITTEES
Council Chamber, Arun Civic Centre, Matravers Road, Littlehampton,
BN17 5LF

- **Planning Committee Meeting**
Wednesday 24 June at 2pm & Wednesday 22 July at 2pm
- **Planning Policy Committee Meeting**
Next meeting 3 September 2026

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

This Committee: None

Full Council: None

DATE OF NEXT MEETING

The Committee's next meeting is on Tuesday 14 July 2026 at 7.30pm, King Suite, Angmering Village Hall, Station Road, Angmering BN16 4HL.

The meeting concluded at **20:30**

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Chairman

Date.....