



Angmering Parish Council

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SUPPORTING PAPER

ANGMERING PARISH COUNCIL MEETING

MONDAY 18 AUGUST 2025

AGENDA ITEM 4. CONSIDERATION OF FUNDING FOR RULE 6 STATUS PARTICIPATION – PLANNING APPLICATION REF: A/154/24/OUT

Purpose of Report

To seek approval for the allocation of £50,000 from Council funds to support Angmering Parish Council's participation, in partnership with the Protect Farmland West of Bewley Road (PFWBR) Group, now jointly referred to as the Angmering Community Alliance, as a Rule 6 party in the planning appeal for application A/154/24/OUT (Land West of Bewley Road, Angmering).

Background

Application A/154/24/OUT proposes large-scale development on agricultural land west of Bewley Road, Angmering.

This application has generated significant local concern, with over 1,700 formal objections submitted to Arun District Council, reflecting very strong community opposition.

APC and PFWBR have formed a collaborative working arrangement under the name Angmering Community Alliance to function as a joint Rule 6 party at the appeal. Rule 6 status was agreed by the council at Full Parish Meeting on 11 August 2025. The group has also entered into a Memorandum of Understanding, which covers our roles and responsibilities, decision making and financial arrangements. See appendix 1 for a copy of the Memorandum of Understanding.

Rule 6 status will allow the group to:

- Submit formal evidence.
- Call expert witnesses.
- Cross-examine other parties' witnesses.
- Present a coordinated community case to the Planning Inspector.

Benefits of Participation

- Strengthens the community's voice in the planning appeal process.
- Ensures that local concerns are supported by professional evidence and advocacy.
- Increases the likelihood of achieving a planning outcome that reflects community interests.
- Demonstrates the Council's commitment to protecting Angmering's environment, infrastructure capacity and character.

Rationale for Funding

Participation as a Rule 6 party requires robust preparation and expert input to ensure the Angmering Community Alliance's case is credible and influential.

Costs are expected to include:

Planning Consultant(s): To prepare case strategy and submissions.

- Expert Witnesses: Specialists in such items as planning, highways, flooding, landscape, and agricultural land classification.
- Legal Representation: To handle the appeal hearing process and cross-examination.
- Document Preparation & Printing: Professional formatting of inquiry documents.
- Contingency: To respond to additional evidence submitted by the appellant.
- See Appendix 2 for information from Richard Buxton Solicitors.

Estimated budget requirement: £50,000.

This figure is based on market rates and indicative figures from Richard Buxton Solicitors for planning appeal representation and ensures the group can participate effectively whilst limiting financial shortfall.

The Protect Farmland West of Bewley Road group will be launching a community crowdfunding campaign to contribute towards these costs. This will allow residents and supporters to directly help fund expert representation and strengthen the community's case. All crowdfunding proceeds will be used solely for appeal-related expenses and will reduce the amount ultimately required from Council reserves. The group have committed to raising a minimum of £15,000–£20,000 towards the overall costs.

Financial Implications

Proposed allocation: £50,000 from General Reserves, which currently stands at £175,454.

Funding to be managed jointly by APC's Responsible Financial Officer in accordance with the Memorandum of Understanding between APC and the PFWBR/Angmering Community Alliance.

Any unused council funds at the conclusion of the appeal will be returned to Council reserves.

Recommendation

That Angmering Parish Council:

Approves the allocation of £50,000 to fund the Council's participation as part of the Angmering Community Alliance in the A/154/24/OUT planning appeal under Rule 6 status.

Delegates authority to the Clerk, in consultation with the Chair of the Council, to oversee the budget and, in collaboration with members of the Angmering Community Alliance, commission the necessary professional support to progress the Rule 6 case.

Notes the formation of the Angmering Community Alliance as the working partnership between APC and PFWBR for the purpose of this appeal.