



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 27 JANUARY 2026 AT 7.30PM

- Committee:** Sylvia Verrinder (Chair)
John Oldfield, Norma Harris, Paul Bicknell, Carey Bennett, Alan Evans, James Thompson, Sally Taylor 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, Carey Bennett, Sally Taylor, Norma Harris & Paul Bicknell
- In attendance:** Tracy Lees (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	PI25/238	APOLOGIES FOR ABSENCE Apologies were received and approved for Cllrs. Hamilton-Street, Oldfield and Evans. Apologies were not received from Cllr. Thompson, and were therefore not approved.	
2	PI25/239	DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA. All councillors had a non-pecuniary interest in Item 6, application no: A/10/26/PL.	
3	PI25/240	APPROVAL OF MINUTES Approval of the minutes of the meeting of the committee from Tuesday 27 January were agreed by all present and signed by the Chair.	
4	PI25/241	THE CHAIRS REPORT ON ANY MATTERS OF INTEREST AND THOSE OUTSTANDING FROM THE PREVIOUS MEETING, BUT NOT INCLUDED ON THIS AGENDA. TO ALSO INCLUDE AN UPDATE ON THE STATUS OF THE ACTION LIST. There was no Chairs report for this meeting however the Chair advised councillors of the following information a) <u>Sports Hub Application A/159/25/PL</u> You will have received with the supporting papers a letter from ADC to APC advising that ADC Planning Committee expects to determine the decision on	

application A/159/25/PL tomorrow at 1400 hrs on the 18th February 2026. You can view this determination online at the ADC Planning website.

b) ADC Town & Parish Councils – Climate Change

As I stated at Full Council, Alan, Carey, and I attended this meeting online on 5th February 2026. You should by now, have received the minutes and slides presented at that meeting.

c) WSCC Planning & Rights of Way Committee

The meeting scheduled for 3rd March 2026 due to lack of content is cancelled.

5 PI25/242 PUBLIC CONSULTATION

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

6 PI25/243 PLANNING APPLICATIONS

To consider Arun District Council File Lists 259, 260 and 261 of 2026:

FILE LIST 259

<p><u>A/5/26/L</u> Listed building consent for the installation of external and internal security cameras and associated signage. DECISION: No Objection COMMENT: APC considers that these cameras will have no harmful effect on the Conservation Area but will increase the security of a listed building and heritage site.</p>	<p><u>ADDRESS</u> Angmering Library Arundel Road Angmering</p>
<p><u>A/7/26/L</u> Listed building consent for the replacement of two windows on the ground floor at the rear of the house DECISION: No Objection COMMENT: APC considers that replacing these windows with acceptable material will preserve the structure of a listed building within the Conservation Area and therefore have no harmful effect on the area or building. APC also supports the comments made by the Conservation Area Advisory Panel regarding glazing bars.</p>	<p><u>ADDRESS</u> Elm Grove Cottage The Square Angmering</p>
<p><u>A/6/26/NMA</u> Nonmaterial amendment following the approval of A/11/23/PL relating to change of material for the fascia and soffits from timber (where previously located in blue) to UPVC. This application was approved by ADC on 23rd January 2026</p>	<p><u>ADDRESS</u> BMW House Chandlers Garage Ltd Water Lane Angmering</p>

FILE LIST 260

<p><u>A/10/26/PL</u> Replacement of 9 No existing sash timber windows and 1 No door front and 1 No fire door with uPVC. This application affects the Angmering Conservation Area and is in CIL Zone 2 (Zero Rated) as other development. Noted</p>	<p><u>ADDRESS</u> Corner House The Square Angmering</p>
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FILE LIST 261

<p><u>A/8/26/TC</u> Crown reduction of 1 No. Eucalyptus (T1) to leave a height of 6m and spread of 5.5m, crown to be thinned by 20%. Crown reduction to 1 No. Mimosa (T2) to leave a height of 4m and spread of 4m, crown to be thinned by 20%. Crown reduction to 12 No. Conifers (G1) to leave a height of 7m. These trees are located in the Angmering conservation area. Noted</p>	<p>ADDRESS Cottrell House High Street Angmering</p>
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- 7 **PI25/244 PLANNING APPLICATIONS NOT ON A WEEKLY LIST**
None.
- 8 **PI25/245 WEST SUSSEX COUNTRY COUNCIL PLANNING APPLICATIONS**
None.
- 9 **PI25/246 SOUTH DOWNS NATIONAL PARK PLANNING APPLICATIONS**
None.
- 10 **PI25/247 PLANNING DECISIONS – REFUSED**
These were noted.
- 11 **PI25/248 LICENSING MATTERS**
None.
- 12 **PI25/249 CONSERVATION AREA REPORTS**
None.
- 13 **PI25/250 SOUTH DOWNS NATIONAL PARK**
The Chair reported that information has been received that the next Parishes Meeting is being held on Wednesday 4 March 2026 from 6pm online. The agenda will include among other items, the Partnership Management Plan next steps and Community Climate Action Knowledge Hub. Cllrs. Sylvia Verrinder and Carey Bennett will be attending the meeting.
- Last Thursday 12 February, the Chair watched the Planning Committee meeting in which there were two items that would affect Angmering:
- a) Local Plan Review and next steps timetable, this item included a long discussion on Gypsy & Traveller Sites in the Park and
 - b) an update on the National Parks response to the NPPF Consultation.
- This meeting can be viewed on You Tube – please click the following link to watch:
[SDNPA Planning Committee 12 February 2026](#)
- 14 **PI25/251 COMPLIANCE/ENFORCEMENT**
None.
- 15 **PI25/252 APPEALS**
The Chair stated that there had been a few applications for development on this site but due to its location were deemed unsuitable for the intended purpose. APC had no objection to this proposed application, but it was refused by ADC Planning as the developer had failed to adequately demonstrate compliance with the SuDS hierarchy due to insufficient ground investigations and that water flows into the flood compensation area will be restricted by the outflow pipe and hydrobrake chamber. She also stated that this appeal is scheduled to be

determined by the Inspectorate after Friday 6 March 2026 by written representation and not an inquiry when all comments are required by.

16 PI25/253 CORRESPONDENCE

None.

17 PI25/254 HIGHWAYS MATTERS

The action list was talked through, no questions were asked.

18 PI25/255 ARUN DISTRICT COUNCIL PLANNING COMMITTEES

Planning Committee Meeting

Next meeting will be held on:

Wednesday 18 February 2026 at 2pm

Planning Policy Committee

Next meeting to be held on:

Monday 26 March 2026 at 6pm – Awaiting agenda

Meetings are held at the Council Chamber, Arun Civic Centre, Maltravers Road, Littlehampton, BN17 5LF.

19 PI25/256 MATTERS REQUIRING CONSIDERATION AT FUTURE MEETINGS OF:

1. This Committee: Report from **Cllrs Bicknell and Thompson** regarding a village 20mph blanket speed limit and gateways.

2. Full Council: None.

DATE OF NEXT MEETING

The Committee's next meeting is on Tuesday 10 March 2026 at 7.30pm, King Suite, Angmering Village Hall.

The meeting concluded at **20:27**

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Chairman

Date.....



Planning & Infrastructure Committee Chairs Report 10th March 2026

1) **Future Dates of Authority Planning Committees**

Applications and matters that could affect Angmering.

Members are requested to view the following agendas, planning matters and websites, then make comment where necessary.

Authority & Committee		Next Date 2026	Comment
ADC	Planning	18 th March	Awaiting Agenda.
ADC	Planning Policy	26 th March	Awaiting Agenda.
SDNP	Planning	12 th March	Awaiting Agenda
WSCC	Planning & Rights of Way	14 th April	Awaiting Agenda
WSCC	Community, Highways & Environment Scrutiny	Unknown	

2) **Angmering Parish Council Applications:**

Decision by ADC of applications observed by APC that are either, Part Approved, Withdrawn, or do not require planning permission.

Part Approved - None

Withdrawn – None

Planning Permission not required – None

3) **WSCC Highways**

a) In the latest Highways, Transport & Planning newsletter issued by WSCC there are articles on:-

- Record Rainfall and its implications for roads
- Arun LCWIP
- To keep up to date on Highways matters go to Facebook [@West Sussex Highways](#)

b) On the 3rd March at the Communities, Highways & Environment Scrutiny meeting, there was a discussion on the “2022 – 2036 Transport Plan” this is the Annual Monitoring Report and Assessment of Relevance and Effectiveness”. This is available on the WSCC website for Councillors to read – How is WSCC doing in relation to the plan?

“The West Sussex Transport Plan 2022-36 (WSTP), which was approved in 2022, sets out the County Council’s vision for improving the transport network. Implementation of the WSTP is currently in its fourth year. The Annual Monitoring Report (AMR) 2025 reports on performance and progress made towards achieving the strategic objectives in the WSTP. In summary, twenty-four output measures or outcome indicators are ‘on track’ (to meet the ‘intended direction of travel’), twelve are ‘not on track’, and two are ‘not yet reported’. Three output measures do not have an intended direction of travel and are reported for information only.”

Sylvia G M Verrinder

Councillor Sylvia Verrinder TD

Chair: Planning & Infrastructure Committee

Angmering Parish Council

Issue Number	Highway Issue	Location	Issue/Concern	Method of Resolution	Comment	Date last updated	Delegated to
1	Flooding	Area outside houses on Station Road	Flooding constantly and near a school. Ongoing issue for many years and nothing done. Officer stated that gully clearing is to be done – probably in the next 6-9 months.	WSCC Enquiry	Gulley clearance took place in August 2024. If issues are noted again. Original request under 3246000, quote this if there are further issues. Contact WSCC to ask when the next gully clearance will take place and report back. Information requested Requested WSCC look into this - they replied to state -"Without sufficient ponding evidence, I can't really answer this question. The weather has been mostly dry. Our scheduled maintenance has now been reduced across the county from a max of 4 years per clean, down to 2. When it comes to reactive work, we can only raise jetting and cctv if the ponding is evident, and longer lasting than 2 hrs. I have had very little enquires come through about station road regarding drainage, which is telling the issue isn't severe. I can keep an eye during wet weather, but at this time there is nothing to update your customer" In recent weather this area has been observed and the water does go away eventually.	10/02/2026	KH
2	Road Condition	Entrances to the village	Unsuitable for HGV signs. HGV's using village as a cut through.	WSCC Enquiry	Blue Star roundabout has a sign. A27 entrance (Arundel Rd) - WSCC Officer will relook at this one. Clerk to forward over email from National Highways regarding design and location. Update - HGV signage request – Arundel Road: I have looked into this again and discussed this with my Assistant Area Highways Manager. Ultimately, our stance remains the same as my previous email from Enquiry 3239955 in that there would be no suitable location for a sign at this junction within the Highway Boundary. Any signage advising vehicles that the road is unsuitable for HGVs could inadvertently cause a safety issue by alerting drivers too late as they approach the junction. This junction is sharp and manoeuvres could prove difficult, and telling vehicles in advance of the turning would be the most practicable solution. With this said, our stance regarding Unsuitable for HGV signs is that these are not currently a high priority. WSCC has adopted an evidenced based approach for these signs, and with the caveat that access is required to Arundel Road (a C-classification road with genuine business access), there may be no alternative route that is suitable for HGVs to use to enter Angmering. A280 - now the roundabout is being constructed - a sign may possible be added to say "Angmering Village Only" and "Not suitable for HGV's". Need to wait for final sign off of roundabout first. Roundabout safety audit has been completed. WSCC are waiting for a copy in order to take ownership and move on with signs and markings.	19/01/2026	KH
3	Parking Issues	Greenwood Drive and Rowan Way	This includes road markings, cycle paths and engineered solutions to resolve issues with parking.	WSCC Enquiry/TRO	Issues raised via The Angmering School. The meeting with WSCC Highways has taken place. Will be a CHS or Active Travel Plan. No further updates.	09/12/2025	NHS
4	Parking – Top of Arundel Road	Arundel Road	Parking of cars around the school, offloading children and potential to cause an accident	Meeting with WSCC Officer/TRO	Meeting organised for 11 September at school pick up time with Olly King. Meeting held, Deborah Urquhart also attended half way through. The meeting was held on 14 November with WSCC, APC and school representatives. Yellow lines, foliage cut back, signs, road markings and speed limit were all discussed. APC were advised to put in a Community Highways Scheme to cover all the works. The Clerk will work with the WSCC officer to complete this. Another meeting held with WSCC. CHS to be raised to cover speed reduction, tactile paving etc. Line marking will be covered direct with WSCC	18/11/2025	KH
5	Safety of users	Roundabout A280/A259	A resident has raised several safety concerns regarding the roundabout and the roads leading on/off it. These have been fed direct to WSCC	Liase with WSCC	Resident copied us into initial emails and follow up emails from WSCC (via Cllr. Deborah Urquhart). Email has been shared with all councillors. Latest email from resident sent on 21/10/25 "I will await Highways Stage 3 risk assessment and I have noted the inspector's 'intention' to chase up the contractor to deliver the Safety Features outstanding. An observation for now please, as we await the Stage 3 risk assessment is that the assessments at Stage 1 and Stage 2 were completed at a time when the Angmering to Littlehampton A259 was down to a single lane with speed limits in place (40mph) due to the ongoing improvement A259 works (2018 -2023). The risk assessments were completed before the A259 was completed and opened in July 2023. I would like to leave the matter here now and await further works and assessments."	21/10/2025	Office
6	Speed on A280	A280 Angmering Bypass	Speed of traffic on A280 - noise and accidents. TRO raised by resident to reduce the speed from 60 to 50.	Meeting with WSCC Officer/TRO	Information has been received of the amount of accidents on the A280 and the excessive speed together with the use of the road by youngsters for time trailing, both of which are illegal. The County Councillor for Angmering Cllr Deborah Urquhart is in support of the legal speed being reduced to 50mph which will align with that of the A259, and a TRO has therefore been raised. Parish Council agreement will be discussed at the next Full Council meeting on 10th November 2025. The Parish Council agreed to support the application and the resident has been advised. A response has been received from WSCC regarding the TRO stating that the current amendments to the A280 must be allowed to bed in on completion for at least a year. The resident has been advised via email of this on 8 December 2025. There will be no further updates to this item for at least 1 year.	09/12/2025	Office
7	Dappers Lane Speed	Dappers Lane	Speed along Dappers Lane even after 20mph TRO went through	Liase with WSCC	The Save Dappers Lane Group and APC have been advised that there will be no further adjustments to the signage along Dappers Lane until after a 12-month period when the new signage has bedded in and any problems will have been highlighted. These can then be investigated and dealt with. Councillors and users are requested to report any problems to WSCC Highways and to The Parish Clerk.	19/01/2026	Office

Latest updates in **BOLD**

Key

Task has been started
Task to remain on the list
Task not yet started
Task completed - on separate page