



Established 1894

Angmering Parish Council

The Corner House
The Square
Angmering
West Sussex, BN16 4EA

Telephone/Answerphone 01903 772124

E-mail: admin@angmering-pc.gov.uk

Website: www.angmeringparishcouncil.gov.uk

MINUTES OF THE MEETING OF THE PLANNING AND INFRASTRUCTURE COMMITTEE HELD IN THE KING SUITE, ANGMERING VILLAGE HALL ON TUESDAY 16 MAY 2022 AT 7.30PM

- Committee:** Sylvia Verrinder (Chair), Davis Marsh (Vice Chair)
Paul Bicknell, John Oldfield, Norma Harris, Matthew Want, Renée Hobson
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, Nikki Hamilton-Street, John Oldfield, Renée Hobson and Norma Harris
- In attendance:** Tracy Lees (Committee Clerk) and Christine Jones (Administrator)
- Acronym:** Planning and Infrastructure Committee: PI; Angmering Parish Office: APC; West Sussex County Council: WSCC; Arun District Council: ADC; South Downs National Park: SNDP; Development Control Committee: DCC, Conservation Area: CA: Environment Agency; EA. AFAS, Angmering Flood Alleviation Scheme.

AGENDA ITEM	MINUTE NO.		ACTION FOR
1	23/001	ELECTION OF THE CHAIR Cllr. Oldfield nominated Cllr. Verrinder to be Chair. This was seconded by Cllr. Hamilton-Street and unanimously agreed.	
2	23/002	ELECTION OF THE VICE CHAIR Cllr. Oldfield nominated Cllr. Hobson to be Vice Chair. This was seconded by Cllr. Hamilton-Street and unanimously agreed.	
3	23/003	TERMS OF REFERENCE A short conversation took place regarding the clarification around co-option. No further questions were asked or changes requested. The terms of reference were agreed.	
4	23/004	APOLOGIES FOR ABSENCE Apologies were received from Cllrs Want and Marsh and accepted. Apologies were not received or agreed for Cllr. Bicknell.	
5	23/005	DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA. None.	

6 23/006 **APPROVAL OF MINUTES**

Approval of the minutes of the meeting of the committee from **Tuesday 25 April** were signed by the Chair.

7 23/007 **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.**

No report was sent in this month however Cllr. Verrinder wanted to mention the following:

Operation Watershed: Information has been received that the Operation Watershed Active Communities Fund has approved three applications. It has stated that £500.000 has been allocated for 2023/24 with a further £2.1m in the Capital Programme 2024/25 to 2027/28. In view of the current thinking and needed action on Environment, Climate Change and Emergency and the impact these will have on Planning within Angmering, Councillors are asked to consider how Angmering can make use of this funding, where and how.

School House: Albeit slow, progress is being made to resolve the pedestrian/motorist conflict situation outside this property and close vicinity. The police are in the process of arranging for an SDR to be located in that area. Suggestions have been made to WSCC to place a permanent sign warning motorists that as there is no footpath on either side of that road there will be pedestrians using the same road. We currently await their reply. Councillor Urquhart has written to Jade advising her that she is fully aware of the situation and will continue to work with APC to reduce the speed limit along Arundel Road and improve signage.

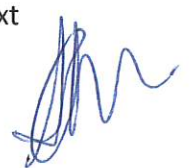
Water Lane Activity: Correspondence has been received from a concerned resident regarding the situation on Water Lane and asked if a working group has been set up in the same way as a working group for Dappers Lane. I have replied and sent you all a copy of that correspondence. I would like to point out that APC is continually monitoring these developments and reporting any infringements to ADC Compliance.

Angmering Flood Alleviation Scheme – an update has been received as follows:

The Angmering Flood Alleviation Scheme is currently in our construction programme for 2023/24. It is currently programmed to start in September 2023. The start date depends on 'road space availability' i.e., our contractor needs approval to work on the road; with the current level of work along Water Lane, this date could be delayed. We still have some work to do to ensure compliance with the planning conditions and that the EA are happy with our proposed method of working. The works are currently programmed to take about 6 weeks.

Annual Parish Report – PROW (Public Rights of Way)

A report has been received from Johnathan Kaye, Public Rights of Way Officer, Highways & Transport, West Sussex County Council detailing the works undertaken during 2022 within Angmering Parish. The next



scheduled visit to the Parish will be during 2023 as part of a 15-month routine maintenance cycle. This report was forwarded to PI members just prior to the meeting.

8 23/008 **PUBLIC CONSULTATION**
No members of the public were present and no questions were sent in.

9 23/009 **PLANNING APPLICATIONS**
To consider Arun District Council File Lists 116, 117 and 118 of 2023:

FILE LIST 116 – Observations to Arun District Council by 20 May 2023

<p><u>A/84/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL, relating to condition no 37 - Noise. DECISION: No Objection COMMENT: Subject to approval by the appropriate ADC technical expert.</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/85/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to condition 23 - ecology. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/86/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to Condition 20 - fire hydrants. DECISION: No Objection COMMENT: Subject to the approval by the Fire Service Expert. It is noted that the location of the hydrants throughout the scheme is not very clear.</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/87/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to Condition 24 - EV charging DECISION: No Objection COMMENT: The discharging of this condition was approved in part by ADC on 12th May. Relates to dwellings only and not business area</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/90/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL relating to condition no 32 - Arboriculture. DECISION: Objection COMMENT: No report from Tree Officer</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>

FILE LIST 117 – Observations to Arun District Council by 26 May 2023

<p><u>A/91/23/PL</u> Temporary Sales Cabin and associated Landscaping and Advertising. DECISION: Objection COMMENT: Siting of the sales office will impact on existing business as outside of the development boundary. Too many signs on the A259 bypass. No comment from WSCC Highways re distraction.</p>	<p><u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering</p>
<p><u>A/92/23/A</u> Various adverts at various locations. DECISION: Objection COMMENT: Too many signs on the A259 bypass. No comment from WSCC Highways re distraction.</p>	<p><u>ADDRESS</u> Rustington Golf Centre Golfers Lane Angmering</p>
<p><u>A/95/23/T</u> Fell 1. No Leylandii (T1). DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> 42 Beech View Angmering</p>
<p><u>A/100/23/NMA</u> Non-material amendment following grant of A/248/21/PL for the confirmed location of 2 No. electricity sub-station and gas governor DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land North of Water Lane Angmering</p>
<p><u>A/101/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL, relating to condition no 31 - Site levels. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/102/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to Condition 29 - foul drainage. DECISION: Objection COMMENT: No Drainage Engineer Report</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/103/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL relating to condition no 25 – Surface water drainage scheme. DECISION: Objection</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>

<p>COMMENT: No Drainage Engineer Report</p> <p><u>A/93/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL, relating to condition no 8 – construction management plan. DECISION: Objection COMMENT: No National Highways report. 2.1.3 - No liaison and update to APC. 2.2.1 - No deliveries to arrive prior to 08:00. 2.3 – all contractors be advised that cars and vans enter via the A27 only</p> <p><u>A/97/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL, relating to condition no 30 – External Lighting. DECISION: Objection COMMENT: Ensure no impact on SDNP and dark night skies policies. This development is outside the Built-up Boundary and Consideration should be given to the installation of motion sensor lighting.</p> <p><u>A/98/23/DOC</u> Approval of details reserved by condition imposed under reference A/207/21/PL relating to condition no 26 – Surface water drainage systems. DECISION: Objection COMMENT: No drainage engineer report – Ensure any spillage from the SuD does not cause flooding elsewhere.</p> <p><u>A/99/23/CLP</u> Lawful development certificate for a proposed single storey side extension. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p> <p><u>ADDRESS</u> Land off Arundel Road Angmering</p> <p><u>ADDRESS</u> Land off Arundel Road Angmering</p> <p><u>ADDRESS</u> 27 East Drive Angmering</p>
---	---

FILE LIST 118– Observations to Arun District Council by 2 June 2023

<p><u>A/107/23/HH</u> Single-storey rear extension and part loft conversion. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Fallowdale North Drive Angmering</p>
---	---

<p><u>A/104/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to condition 28 - watercourses. DECISION: Objection COMMENT: No Reports from:</p> <ul style="list-style-type: none"> ● Drainage engineer ● WSCC as the Lead Flood Authority ● Environment Agency 	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/105/23/DOC</u> Approval of details reserved by condition imposed under ref A/248/21/PL relating to Condition 42 - access works. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land North of Water Lane Angmering</p>
<p><u>A/106/23/DOC</u> Approval of details reserved by condition imposed under ref A/248/21/PL relating to Condition 33 - contamination. DECISION: Objection COMMENT: No report from Environmental Health Officer</p>	<p><u>ADDRESS</u> Land North of Water Lane Angmering</p>
<p><u>A/108/23/CLP</u> Lawful development certificate for a proposed single storey side extension and single storey rear extension. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> 4 Oakwood Drive Angmering</p>
<p><u>A/110/23/NMA</u> Non material amendment imposed under A/207/21/PL relating to condition 38- rewording of condition from prior to commencement to prior to occupation. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>
<p><u>A/111/23/DOC</u> Approval of details reserved by condition imposed under ref A/142/16/OUT relating to Condition 10 - vehicular access & footway. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Former Merry England Nurseries Swallows Gate Dappers Lane Angmering</p>
<p><u>A/113/23/DOC</u></p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p>

<p>Approval of details reserved by condition imposed under ref A/282/22/RES relating to Conditions 4 - statement of details and 6 - screen walls and fences. DECISION: No Objection COMMENT: None</p> <p><u>A/114/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to Condition 33 - Employment and Skills Plan. DECISION: Objection COMMENT: No report from the ADC Employment Officer. KPI3 should be given a higher priority</p> <p><u>A/115/23/DOC</u> Approval of details reserved by condition imposed under ref A/207/21/PL relating to Condition 21 - renewable and low carbon energy. DECISION: No Objection COMMENT: None</p> <p><u>A/116/23/DOC</u> Approval of details reserved by condition imposed under ref A/50/20/PL relating to Condition 2 - Acoustic Report. DECISION: No Objection COMMENT: None</p>	<p><u>ADDRESS</u> Land off Arundel Road Angmering</p> <p><u>ADDRESS</u> Land off Arundel Road Angmering</p> <p><u>ADDRESS</u> Angmering Grange Roundstone Lane Angmering</p>
--	--

10 23/010 PLANNING APPLICATIONS NOT ON A WEEKLY

Cllr. Verrinder commented that this application A/29/23/PO has been received for urgent attention. This is from the developers at Manor Nursery regarding the removal of the Affordable Housing requirement under S106A. This was discussed at length and agreed that APC supports its strong objection in their representation on 25th August 2022.

A/29/23/PO Observations to Arun District Council by 19 May 2023

Application under S106A for the modification of the Section 106 dated 19-03-15 linked to A/51/14/OUT in relation to the Second & Fourth Schedule (Affordable Housing) and Third & Fifth Schedule (Strategic Highways Contribution).

ADDRESS Land at Manor Nursery, Roundstone Lane, Angmering, BN16 4AX

DECISION: Objection

COMMENT: Please see attached previous Objection and Comment

Cllr. Hamilton-Street asked that the APC office contact the local MP and ADC Officers regarding this application.

Action: Contact to be made outlining APCs strong objection to this.

Clerk


11 **23/011 WEST SUSSEX COUNTRY COUNCIL PLANNING APPLICATIONS**
None.

12 **23/012 SOUTH DOWNS NATIONAL PARK PLANNING APPLICATIONS**
None.

The next SDNP Planning Meetings are to be being held on:

- 8th June 2023 at 1000hrs
- 13th July 2023 at 1000hrs

We await publication of the agenda.

13 **23/013 PLANNING DECISIONS – NOT APPROVED/REFUSED**

The refusals were noted by the committee, no comments were made.

14 **23/014 ANNUAL BUSINESS PLAN**

Cllr. Verrinder started a conversation on how items allocated to the PI Committee could be moved forward and went on to look at each item in turn. A request was made for committee members to take the lead on the various items.

Cllr. Hamilton-Street said that a meeting with all council members will be looked in to which could take place twice a year to review how the plan was progressing.

Cllr. Hobson commented she felt another survey was needed re where to locate further solar lighting of this type.

15 **23/015 LICENSING MATTERS**

None.

16 **23/016 CONSERVATION AREA REPORTS**

Nothing to report.

17 **23/017 SOUTH DOWNS NATIONAL PARK**

None.

18 **23/018 COMPLIANCE**

None.

19 **23/019 APPEALS**

None.

20 **23/020 CORRESPONDANCE**

Revised plans have been received from McCarthy Stone for the old Chandlers site. These have been sent to ADC for re-consultation but are yet to appear on their planning portal. This will give APC and residents a chance to look over the revised plans and make new comments.

Correspondence has been received from a resident who is not happy with the way in which the whole process of the developments is being conducted. They feel there is no holistic co-ordination between all the agencies concerned. A discussion took place and comments will be brought to the next Angmering Advisory Group Meeting

21 **23/021 HIGHWAYS MATTERS**

Cllr Verrinder reported the following:

As reported at item 7 – notification has been received from Southern Water regarding the work to be done of Water Lane.

Also reported at item 7 - Consideration is now being given to the speed and signage on the highway outside School House.

22 23/022 ARUN DISTRICT COUNCIL PLANNING COMMITTEES

- Planning Policy Committee – Thursday 8 June at 6pm
No agenda advertised.
- ADC Planning Committee Meeting – Wednesday 7 June at 2pm
Awaiting publication of the agenda.
- Special Planning Meeting – Wednesday 28 June at 2pm


23 23/023 MATTERS REQUIRING CONSIDERATION AT FUTURE MEETINGS OF:

1. This Committee:
None.
2. Full Council:
None.

DATE OF NEXT MEETING

The Committee's next meeting is on Tuesday 6 June 2022 at 7.30pm at the **Baptist Church**.

The meeting concluded at **20:29**.


.....
Chairman

Date 6 June 23