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 6 OCTOBER 2026 AT 7.30PM

Committee: **Sylvia Verrinder (Chair)**
John Oldfield, Norma Harris, Paul Bicknell, Carey Bennett, Alan Evans, 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, Sally Taylor, Carey Bennett, and Alan Evans.**

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; Traffic Regulation Order: TRO.**

AGENDA ITEM	MINUTE NO.		ACTION FOR
1	PI26/119	**APOLOGIES FOR ABSENCE** Apologies were received and approved for Cllr. Nikki Hamilton-Street, Cllr. Oldfield, Cllr Thompson and Co-opted Member of the Public, Jo Thompson. Apologies were not received from Cllr Harris and Cllr Bicknell.	
2	PI26/120	**DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA.** NONE	
3	PI26/121	**APPROVAL OF MINUTES** Approval of the minutes of the meeting of the committee from **Tuesday 15 September** were agreed by all present and signed by the Chair.	
4	PI26/122	**THE CHAIR'S REPORTS ON ANY MATTERS OF INTEREST AND THOSE OUTSTANDING FROM PREVIOUS MEETING, BUT NOT INCLUDED IN THIS AGENDA** **Chair's Report:** This report was sent to all, no comments or questions were raised. **Additional Items to the Chair's Report received since the agenda was published:** These were read with no comments or questions raised. **Bus Service Improvement Programme** The Clerk has been in touch with the public Transport manager at WSCC requesting the installation of more bus shelters within Angmering. She has received a reply to this request stating that it will be placed on a further programme for shelter	

improvements over the next two years. The Clerk is also liaising with Stagecoach to arrange for their public information bus to visit Angmering Village, this will provide a direct point of contact for villagers to discuss their concerns about local bus services direct. The Clerk will let everyone know when we have a date for this and relevant promotion of the event will be undertaken.

Angmering Advisory Group Meeting:

The meeting of the 29 September was cancelled; however, questions were raised prior to the meeting and the answers from ADC are:

Persimmons Timings for bringing an Outline Planning Application for Land West of Station Road. We have no information. *(See item d below for an update).*

Angmering Flood Alleviation Scheme Phase 1 Delivery programme and plans for Phase 2 – We received the following update from Dominic Henley at WSCC:

"WSCC remain keen to see the Angmering Flood Alleviation Scheme delivered. However, access to the land is required before we can undertake any works. To date, the necessary permissions have not been secured and, as a result, we have been unable to make significant progress on the ground. We are making a concerted effort to obtain the required access agreements, but ultimately this is dependent on the willingness of the landowners. A new planning application will also be required. In the meantime, we have been able to undertake some of the necessary environmental surveys, which will help avoid delays associated with the seasonal constraints of survey work. There are currently no plans to progress any additional phases of the scheme, although this remains an option open for future consideration."

Ecclesden Park (South of Water Lane) compliance on landscaping from entrance along Water Lane:

We will be undertaking site visits over the next couple of weeks to check on landscaping and will include this in the written update in lieu of the advisory group meeting (now cancelled).

Footway delivery on Dappers Lane:

This was taken to committee on 26th August, and the decision was not to take any further action for the non-delivery of the footpath. The minutes from that meeting have been uploaded to Arun District Council's website. The Clerk is liaising with WSCC and ADC to understand if any of the S106 monies can be used for this purpose.

Mayflower Meadow:

*The Planning Officer advises that ADC's Drainage Engineers have now been able to recommend approval with a planning condition requiring a verification plan to trigger following implementation of the approved surface water drainage system and within six calendar months of this decision. ADC are therefore now able to finalise the recommendation. It has been agreed that the decision will be issued under **delegated powers** but first we need the applicant to enter a unilateral undertaking to pay WSCC the required secondary school transport contribution. Once this agreement has been signed and completed, we will then be able to issue the decision. The applicant is aware and has agreed to progress this.*

Any updates on Reserved Matters coming forward for Land West of Bewley Road:

We do not have any updates. (see item d below for update).

a) National Emergency Briefing – Climate Change

On Tuesday 29th September, I watched a briefing given by Action Network who are trying to get the Government to give an Emergency Briefing to the whole national community, as to what is really happening with climate change and the devastation that it is causing, together with what it is doing about it. This organisation is trying to spread the word by asking communities through a "screening film" to hold their own "Peoples Emergency Briefing" as well as a televised national briefing. The screening is presented by Chris Packham with other notable celebrities interested in climate change. As a result of the 2012 flooding of Angmering an Emergency

Committee was formed to produce an Emergency and Resilience Plan for Angmering.

b) Update to proposed Developments off Bewley Road and Land north A259 and West of Station Road:

Since May 2026, the Clerk has been in contact with the Strategic Development Team Leader at ADC for an update on these two sites. An update has now been received as follows:

i. Bewley Road. It is still unknown who the developer for this site will be, once known hopefully negotiations regarding highway improvements in that area may begin.

ii. Land west of Station Road and North A259. Although Persimmon has presented their intention to APC, there has not been a planning application submitted yet for this site. Preliminary negotiations regarding highway improvements on Station Road and Greenwood Drive as part of this application are ongoing at ADC.

5 PI26/123 PUBLIC CONSULTATION

No members of the public were present.

6 PI26/124 PLANNING APPLICATIONS

To consider Arun District Council File Lists 292, 293 and 294:

FILE LIST 292

A/137/26/DOC Approval of details reserved by condition imposed under A/109/23/PI relating to conditions 26-as built drainage drawings **Decision:** Objection **Comment:** APC notices the confusion as to which condition this application relates to and to the comment by the Drainage Engineers who are still awaiting further requested information before they can complete their report.	**ADDRESS** Harvest Rise Land off Arundel Road Angmering

FILE LIST 293

A/140/26/T Radial spread reduction to 2 No. Cedrus deodara (T1, T2) to leave spread of 4.5m **Comment on this Application by 15 October 2026** **Decision: No Objection** **Comment: No Comment**	**ADDRESS** The Firs Roundstone Lane Angmering
A/139/26/T Crown reduction to No. Beech (T10 to leave a height of 9.5m and spread of 5m (North) 4.5m (South, East and West). Removal of branches under 5cm diameter to a height of 2m above ground level. Crown reduction to No. Blue Cedar (T2) to leave a height of 8.5m and spread of 6.5 (North) 4m (South and East) and 3.5m (West). Crown thin of 10%. **Comment on this Application by 15 October 2026** **Decision: No Objection** **Comment: No Comment**	**ADDRESS** Blue Cedars 1 Blue Cedars Close Angmering
A/97/26/HH Rear /Side single storey flat roof extension **APPROVED**	**ADDRESS** 53 Chantryfield Road

	Angmering

FILE LIST 294

A/143/26/HH Proposed rear orangery, following removal of existing conservatory **Comment on this Application by 22 October 2026** **Decision: No Objection** **Comment: No Comment**	**ADDRESS** Westerley Ham Manor Angmering
A/98/26/HH Demolition of the existing detached single garage: erection of a single-storey side and rear extensions: and construction of a new roof incorporating first-floor accommodation. **Approved subject to Conditions**	**ADDRESS** Grey Tiles Ham Manor Way Angmering

7 PI26/125 PLANNING APPLICATIONS NOT ON A WEEKLY LIST

None.

8 PI26/126 WEST SUSSEX COUNTRY COUNCIL PLANNING APPLICATIONS

None.

9 PI26/127 SOUTH DOWNS NATIONAL PARK PLANNING APPLICATIONS

None.

10 PI26/128 PLANNING DECISIONS – REFUSED

A/101/26/DOC

BMW House Chandlers Garage Ltd (Oakleaf Place) Water Lane Angmering

Details Approval of details reserved by condition under A/11/23/PL relating to condition 8 Cycle Parking.

Reason: The condition requires cycle parking to be both secure and covered. As such, whilst the proposed provision is acceptable in many respects, it does not meet the requirement for the cycle parking to be both secure and covered. The application is therefore refused. The applicant is advised to submit another application.

A/91/26/DOC

Show Home and Marketing Suite 1 Buxton Crescent Angmering

Details Approval of details reserved by condition under A/248/21/PL relating to condition 29 Surface Water Drainage.

Reason: Despite repeated attempts since January 2026 by ADC Drainage Engineers, the outstanding matters have still not been addressed, nor has the verification report been updated.

11 PI26/129 LICENSING MATTERS

None.

12 PI26/130 CONSERVATION AREA REPORTS ALL MATTERS RELATING TO ANGMERING'S CONSERVATION AREA AND OTHER AREAS/INFRASTUCTURE OF SIGNIFICANT HERITAGE AND CULTURAL IMPORTANCE

Nothing further to report on the progress of the Weavers Hill extension assessment. The Clerk continues to approach the Conservation Officer at ADC for an answer without much success.

13 PI26/131 SOUTH DOWNS NATIONAL PARK (SDNP) - ALL MATTERS RELATING TO THAT PART OF THE PARISH IN THE NATIONAL PARK

- The SDNP Parish & Town Meeting was held on Wednesday 30th September 2026. A Report by the Chair of P&I who attended this meeting is to follow.
- The Local Plan is progressing, see Chairs Report
- The Agenda for the Planning Meeting on 8th October has now been published. There are no applications affecting Angmering but there are three Policy & Strategy items that could have a bearing on Angmering and the Neighbourhood Plan update which are:

Agenda Item 9 - Local Development Scheme
Agenda Item 10 - Revised Statement of Community Involvement (Version 7)
Agenda Item 12 - Enforcement Update (as it relates to Arun District)

14 PI26/132 COMPLIANCE/ENFORCEMENT – ALLEGED BREACHES OF APPROVED APPLICATIONS AND OTHER PLANNING MATTERS NOT GRANTED PERMISSION.

None

15 PI26/133 APPEALS SOUGHT BY AN APPLICANT AS A RESULT OF AN APPLICATION REFUSED BY THE LOCAL PLANNING AUTHORITY ADC

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. It is understood that a site visit has now been made. Awaiting result of the Appeal.

16 PI26/134 CORRESPONDENCE

None.

17 PI26/135 ANGMERING HIGHWAYS SAFETY ACTION PLAN 2026

i) Update on the Safety Action Plan:

Items 1, 2, 11, 14, 21, 23, 25, 26, have been updated. No comments or questions were asked.

ii) Speeding - Angmering

You will have received the speed indicator device (SID) information for the period 15th to 27th September on Water Lane. The general speeds in and out of Water Lane are in the region of 20mph with the outgoing speeds being slightly higher than the incoming speeds. There is no evidence of excessive speeding above the legal limit during this time. The volume of traffic during this period remains high at over 35k which indicates the importance of Water Lane as a main access route through the village.

In the interest of highway safety, APC wishes to thank motorists for their continued support and observance of speed limits throughout Angmering and asks residents to report to the police any incidents of excessive or disrespectful driving throughout the Parish that they observe. APC also thanks the Speed Watch Team who throughout the year have monitored the speed of traffic at various locations within Angmering in all weathers.

18 PI26/136 ARUN DISTRICT COUNCIL PLANNING COMMITTEES

Planning Committee Meeting
Next meeting to be held on 21 October 2026
Planning Policy Committee Meeting
Next meeting 30th November 2026

19 **PI26/137 MATTERS REQUIRING CONSIDERATION AT FUTURE MEETINGS OF:**

This Committee: Draft ANP Project Delivery Plan
Full Council: ANP Project Delivery Plan

DATE OF NEXT MEETING

The Committee's next meeting is on Tuesday 27 October 2026 at 7.30pm, King Suite, Angmering Village Hall.

The meeting concluded at **20:00**

..... Date 27/10/26

Chairman