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Barnham, West Sussex PO22 0AY

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Members of **Barnham & Eastergate Parish Council's Planning and Environment Committee** are summoned to a Meeting of the Committee on **Tuesday 16th January 2024 at 7.30 p.m.** at **Barnham Community Hall.**

Gemma Hindson

Assistant Clerk (Planning), Barnham & Eastergate Parish Council

AGENDA

1. Apologies for absence

2. Declarations of Interest

Members are reminded to make any declarations of personal and/or pecuniary interests that they may have in relation to items on the agenda.

3. Public participation

Members of the public present are invited to ask questions of the Committee, but only if they relate to items on the agenda. The session will last no more than 15 minutes and will not be formally minuted. Each speaker is limited to 5 minutes. However, issues raised may be mentioned in the minute of the item they relate to.

4. Approval of Minutes of Meeting held on 28th November 2023.

5. To consider the following new applications made to Arun District Council

Application number: BN/134/23/RES

Address: Nuthatch Wandleys Lane Fontwell PO20 3SE

Application details: Approval of reserved matters following outline consent BN/144/22/OUT (as varied by BN/65/23/PL) for the erection of 4 No residential units with associated car parking and landscaping with new access to be provided via Wandleys Lane. This application is in CIL Zone 3 and is CIL Liable as new dwellings.

To view application details please click on the link:

[Click here to view the application details](#)

Application number: BN/142/23/PL

Address: Chireya 37 Downview Road Barnham PO22 0EF

Application details: Division of a single detached chalet bungalow to create 2 No 2-bedroom semi-detached dwellings, modification of existing front dormer, modification and increase in size of rear dormer, addition of a single storey rear extension and associated landscaping. This application is in CIL Zone 2 and is CIL Liable as a new dwelling.

To view application details please click on the link:

[Click here to view the application details](#)

Application number: BN/11/22/OUT

Address: Barnham, Eastergate, Westergate BEW Parcel SC1 Barnham

Application details: Outline application with all matters reserved (except for the A29 Realignment) for the demolition of existing structures and mixed use development to provide up to 1,250 residential dwellings (Use Class C3), Care Home/Senior Living Accommodation (Use Class C2/C3), flexible retail and community floorspace (Use Classes E/F2/Sui Generis), a Primary School plus open space, landscaping, drainage and all other associated ancillary works; and realignment of the A29 and early connection to existing A29 including construction of a new road carriageway, junctions and associated infrastructure. This application also lies within the parish of Aldingbourne, affects the setting of listed buildings, affects the character & appearance of the Eastergate Church Lane Conservation Area and affects a Public Right of Way. This application is the subject of an Environmental Statement.

To view application details please click on the link:

[Click here to view the plans and documents](#)

6. To note decisions taken by Arun District Council since the last meeting of the Committee

Application number: BN/113/23/T

Address: Land between 16 & 17 Collins Close Eastergate PO20 3JT

Application details: T1 Mature Beech tree - Complete a 2-3 m crown lift and remove a selected number of branches by 1m that are growing in the lower canopy and are growing towards the two adjacent properties.

Committee response: To support the views of the ADC Tree Officer

Decision: Approve Conditionally

Decision date: 29.11.23

Application number: BN/110/23/HH

Address: 9 Elm Grove Barnham PO22 0HJ

Application details: Creation of 1st floor and single storey front and rear extension with detached garden room to rear.

Committee response: No objection

Decision: Approve Conditionally

Decision date: 05.12.23

Application number: BN/124/23/HH

Address: 2 Ewens Gardens Barnham PO22 0HA

Application details: Single storey side extension

Committee response: No objection

Decision: Approve Conditionally

Decision date: 13.12.23

Application number: BN/123/23/T

Address: The Old School House Yapton Road Barnham PO22 0AX

Application details: Fell 1 No. Sycamore (T1)

Committee response: To support the views of the ADC Tree Officer

Decision: Approve Conditionally

Decision date: 13.12.23

Application number: BN/120/23/PL

Address: Eastergate Sports Pavilion Barnham Road Eastergate PO20 3RP

Application details: Replacement of existing non compliant cricket net practice facility and replacement with new compliant cricket net practice facility. This application is in CIL Zone 2 (Zero Rated) as other development.

Committee response: To support the application provided that the applicant does not use heavy plant over the tree root zone, that they engage with the immediate neighbours regarding the tree works and arrange an arboricultural report.

Decision: Approve Conditionally

Decision date: 19.12.23

Application number: BN/116/23/PL

Address: Malvern Croft Fontwell Avenue Eastergate PO20 3RY

Application details: Change of use from dwelling to Dental Practice. This application is in CIL Zone 3 (Zero Rated) as other development.

Committee response: The committee originally resolved to submit a no objection, but emphasised the requirement for appropriate parking.

Decision: Approve Conditionally

Decision date: 20.12.23

Application number: BN/128/23/TC

Address: The Wilkes Head Limited The Wilkes Head Church Lane Eastergate PO20 3UT

Application details: Reduce mixed group of 25. No Ash and Hawthorn trees to 2.5m in height. These trees are within the Eastergate (Church Lane) conservation area.

Committee response: To support the views of the ADC Tree Officer

Decision: No objection

Decision date: 22.12.23

7. To note responses to the following applications have been submitted to Arun District Council following approval via an email exchange as per the Committee's Terms of Reference:

Application number: BN/130/23/HH

Address: 3 Critchmere Road Eastergate PO20 3XA

Application details: Part single, part two storey side and single storey rear extension and installation of solar panels, following demolition of existing rear conservatory.

Committee response/comments: No objection

Application number: BN/135/23/T

Address: The Hornbeam Old Rectory Drive Eastergate PO20 3XH

Application details: Remove small-diameter regrowth from dormant buds (2m to 2.5m) from previous pruning points in all sectors of the crown to reduce the overall crown height and lateral spread by 2m-2.5m to 1 No Horse chestnut. Reason - to maintain historic pruning regime and reduce the risk of stem failure at pruning points as the regrowth increases in size.

Committee response/comments: To support the views of the ADC Tree Officer

Application number: BN/111/23/OUT

Address: Land to the rear of Watermead Yapton Road Barnham PO22 0BQ

Application details: Outline permission with all matters reserved for 1 No new dwelling. This application is a Departure from the Development Plan

Committee response/comments: Objected as outside BUAB and the application goes against BEPC NP Policies ES3 - The Local Gap/Green Infrastructure Corridors, ES4 - Protection of open views, ES9 - The Portsmouth and Arundel Canal, ES10 - Trees and Hedgerows, ES14 - Development on Agricultural Land, ES15 - Green Infrastructure and Ecosystem Services, ES16 - Dark night skies and ES17 - Singleton and Cocking Tunnels.

Application number: BN/112/23/PL

Address: Land to the rear of Watermead Yapton Road Barnham PO22 0BQ

Application details: New mobile home including day-room and touring pitch forming a singular mobile home pitch. This application is a departure from the development plan and is in CIL zone 3 (zero rated) as other development.

Committee response/comments: Objected as outside BUAB and the application goes against BEPC NP Policies ES3 - The Local Gap/Green Infrastructure Corridors, ES4 - Protection of open views, ES9 - The Portsmouth and Arundel Canal, ES10 - Trees and Hedgerows, ES14 - Development on Agricultural Land, ES15 - Green Infrastructure and Ecosystem Services, ES16 - Dark night skies and ES17 - Singleton and Cocking Tunnels.

Application number: BN/137/23/HH

Address: Pippin Cottage Highground Lane Barnham PO22 0BT

Application details: Demolition of existing conservatory with construction of 1.5 storey rear extension with dormers. New dormer to front.

Committee response/comments: No objection

Application number: BN/136/23/HH

Address: Anand Bhawani Church Lane Eastergate PO20 3XD

Application details: Single storey side and rear extension to existing bungalow, construction of first floor over with 2 x rear Juliet balconies and installation of front porch canopy, following demolition of existing rear extension.

Committee response/comments: No objection

Application number: BN/139/23/S73

Address: 78 Barnham Road Eastergate PO22 0ES

Application details: Variation of conditions imposed under BN/60/23/PL relating to hours of kitchen ventilation and extraction system and business hours.

Committee response/comments: No objection

8. Arun District Council Gypsy and Traveller Development Plan Document (G&T DPD) - Publication - Regulation 19 Consultation

Committee to discuss a response to the draft version of this document.

To view details please click on the link:

[Gypsy and Traveller Development Plan Document \(DPD\) | Arun District Council.](#)

9. Rampion 2 local impact report

Committee to discuss a response to the draft version of this document.

To view details please click on the link:



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Current and Potential Developments in the Parish – Update Reports

- 9.1 Barratt's update**
- 9.2 Dandara/Fontwell Avenue update**
- 9.3 Croft Surgery**
- 9.4 Warwick Nurseries**

10. Environmental matters:

10.1 Air Quality Monitoring update:

To receive an update from the Assistant Clerk regarding the latest AQM data and to review progress on the 3 new sites for AQM monitoring.

10.2 Vehicle Activated Screen (VAS)

To receive an update from the Assistant Clerk regarding the latest VAS data capture.

10.3 Flooding issues around the Parish

To receive an update from the chair following recent events.

11. Arun District Council's HELAA (Housing and Economic Land Availability Assessment)

To receive an update on any sites in the Parish that have been added since the last meeting.

12. Date of Next Meeting

Tuesday 27th February 2024. This meeting will take in public in Barnham Community Hall at 7.30 p.m.