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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 27<sup>th</sup> February 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 16<sup>th</sup> January 2024.**

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

**Application number: BN/6/24/HH**

**Address:** Laurels Eastergate Lane Eastergate PO20 3SJ

**Application details:** Installation of 80x PV array at ground level.

**To view application details please click on the link:**

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

**Application number: BN/146/23/HH**

**Address:** Highground Orchards Highground Lane Barnham PO22 0BT

**Application details:** Re-building of first floor walls and roof of property to include loft conversion, two storey extension to West elevation and single and two storey extension to South elevation.

**To view application details please click on the link:**

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

**Application number: BN/12/24/TC**

**Address:** Shelley House Church Lane Eastergate PO20 3UR

**Application details:** Remove 2 No. Silver Birch (T3 & T4). These trees are in the Eastergate Square, Eastergate conservation area.

**To view application details please click on the link:**

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

**Application number: BN/3/24/T**

**Address:** Henson Court 96 Barnham Road Eastergate PO22 0EW

**Application details:** Fell 1 No. Lime and 1 No. Sweet Chestnut. Reduce 1 No. Sweet Chestnut to a height of 6m and spread of 3m.

**To view application details please click on the link:**

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

**Application number: BN/2/24/T**

**Address:** Henson Court 96 Barnham Road Eastergate PO22 0EW

**Application details:** 2 No. Lime (Lime 1 & 2) crown reductions to a height of 12m and spread of 6m. Fell 1 No. Sycamore and 1 No. Conifer. 1 No. Holm Oak crown reduction to leave a height of 8m and spread of 5m. 1 No. Yew crown reduction to leave a spread of 4m.

**To view application details please click on the link:**

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

**Application number: BN/15/24/T**

**Address:** Walden School Lane Eastergate PO20 3UU

**Application details:** 1. Holm oak - remove or shorten selected small-diameter low branches in western sector of the crown to raise the canopy to 3.5m-4m above ground level. Reasons - to create more usable space in the garden as part of landscape re-design.

**To view application details please click on the link:**

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

**Application number: BN/14/24/HH**

**Address:** Pippins Barnham Road Eastergate PO20 3RT

**Application details:** Single storey rear extension, rear loft extension, internal and external alterations.

**To view application details please click on the link:**

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

**Application number: AL/11/24/OUT**

**Address:** Land East of Westergate Westergate

**Application details:** Hybrid application consisting of: 1) Outline permission for all matters reserved (except access) for up to 400 No dwellings and associated works and 2) Full planning permission for alterations to site access off Westergate Street and through Pine Close and east-west link road including a bridge over the Lidsey Rife. This application also lies within the parish of Barnham, falls within Strategic Site SD5, CIL Zone 1 (Zero Rated), affects the setting of listed buildings, affects the character and appearance of the Eastergate Church Lane Conservation Area, affects public rights of way. This application is the subject of an Environmental Statement.

**To view application details please click on the link:**

[Click here to view documents available on our website](#)

[Click here to view the status of the application.](#)

**Application number: BN/16/24/TC**

**Address:** Fieldfares Church Lane Barnham PO22 0BP

**Application details:** Various works to various trees within the Church Lane, Barnham conservation area.

**To view application details please click on the link:**

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

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

**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:** No objection

**Decision:** Approve Conditionally

**Decision date:** 23.01.24

**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:** No objection

**Decision:** Approve Conditionally

**Decision date:** 29.01.24

**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 No. rear juliet balconies and installation of front porch canopy, following demolition of existing rear extension.

**Committee response:** No objection

**Decision:** Approve Conditionally

**Decision date:** 29.01.24

**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:** No objection

**Decision:** Approve Conditionally

**Decision date:** 05.02.24

**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.

**Committee response:** Objection submitted in line with Arun design guide SPD

**Decision:** Approve Conditionally

**Decision date:** 15.02.24

**7. To note the following planning applications that have been withdrawn since the last meeting of the Committee**

**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

**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.

**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.

## **8. Review of key planning updates**

**8.1 National Planning Policy Framework (NPPF) revision December 2023**

**8.2 Biodiversity Net Gain**

## **9. 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 Litter issues around the Parish**

To receive an update from the chair following recent events.

### **10.4 Flooding issues around the Parish**

To receive an update from the chair following recent events.

## **11. Report by Clerk**

To receive an update from the Assistant Clerk on any key issues of interest that have been dealt with since the last meeting.

## **12. 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.

## **13. Date of Next Meeting**

Tuesday 2<sup>nd</sup> April 2024. This meeting will take in public in Barnham Community Hall at 7.30 p.m.