



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, ANGERING VILLAGE HALL ON TUESDAY 17 DECEMBER 2024 AT 7.30PM

- Committee:** Sylvia Verrinder (Chair)
Paul Bicknell, John Oldfield, Norma Harris, Carey Bennett 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, Norma Harris and Carey Bennett
- 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	24/197	APOLOGIES FOR ABSENCE Apologies were received and approved for Cllrs. John Oldfield, Paul Bicknell and Nikki Hamilton-Street	
2	24/198	DECLARATIONS OF PECUNIARY AND NON-PECUNIARY INTERESTS IN ITEMS ON THE AGENDA. None.	
3	24/199	APPROVAL OF MINUTES Approval of the minutes of the meeting of the committee from Tuesday 3 December 2024 were agreed by all and signed by the Chair.	
4	24/200	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. A copy of the Chairs report had previously been sent to all committee members and was accepted with no questions being asked. The report was also uploaded onto the APC website.	

The Chair added the following additional items:

Amendment to Report – The WSCC Planning & Rights of Way Committee meeting on 7th January 2025 has been cancelled.

Additional items: -

Angmering Sports Hub – The application A/222/24/PL has now been published with a decision date of 14th March 2025. This could be heard at ADC in January or February and on the APC P&I agenda 14th Jan or 4th Feb 2025. All Councillors are asked to view this application and any comments to be passed to the Clerk and the Chair of P&I.

National Planning Policy Framework (NPPF) - By now you will be aware that this Government has published its latest version of the National Planning Policy Framework (December 2024). A copy has been e-mailed to you all. We now await to see how ADC and the SDNP Planning Authorities view the content in their LP Reviews and ultimately how it will affect Angmering.

English Devolution White Paper: Power and partnership: Foundations for growth – Thanks go to The Council Chair Nikki Hamilton-Street for forwarding this paper. Might be interesting reading to find out what is in store for us and other Local Councils.

Action List – None

5 24/201 **PUBLIC CONSULTATION**
No members of the public were present, no questions were sent in.

6 24/202 **PLANNING APPLICATIONS**
To consider Arun District Council File Lists 199 and 200 of 2024:

FILE LIST 199: Observations to Arun District Council by 28 December 2024

A/214/24/CLP Lawful development certificate for a proposed single storey, flat-roofed side extension. DECISION: No Objection COMMENT: Consider the Dark Night Skies/Light Pollution policies.	<u>ADDRESS</u> 51 East Drive Ham Manor Angmering
--	--

FILE LIST 200 – Observations to Arun District Council by 5 January 2025

A/212/24/HH Proposed erection of a detached building to be used ancillary to the main dwelling. DECISION: Objection COMMENT: Clarification is sought as to the full purpose of this workshop and whether inflammable/hazardous equipment or other dangerous matter is to be used. If such is to be used, then a statement from the fire service must be required. APC also has concerns	<u>ADDRESS</u> 2 Hillside Crescent Angmering
--	---

<p>regarding the close proximity of this change of use to No 3 Hillside Crescent as well as No.2.</p> <p><u>A/218/24/HH</u> Roof extension and partial loft conversion. DECISION: No Objection COMMENT: None</p> <p><u>A/215/24/DOC</u> Approval of details reserved by condition imposed under reference A/11/23/PL relating to condition number 3 - contamination. DECISION: No Objection COMMENT: Whilst APC agrees in principle it does however reserve the right to make further comment when this application has been seen and approved by the Environment Agency.</p> <p><u>A/217/24/DOC</u> Approval of details reserved by condition imposed under reference A/256/21/RES relating to condition number 2 - geotechnical arrangements for the bund, condition number 4 – drainage arrangements for the bund and condition number 5 - height and width as well as landscaping details for the bund. DECISION: No Objection COMMENT: Whilst APC has no objection to the discharge of Conditions 2 and 5, it does object to the discharging of Condition 4 and reserves the right to comment on the discharging of Condition 4 when the Drainage Engineer and Local Lead Flood Authority have made their reports.</p> <p><u>A/219/24/DOC</u> Approval of details reserved by condition imposed under reference A/64/21/PL relating to condition number 28 - proposed surface water drainage scheme and condition number 29 - maintenance And management of the surface water drainage system. DECISION: Objection COMMENT: APC reserves the right to comment when the Drainage Engineers report has been published.</p>	<p><u>ADDRESS</u> Fairbourne 5 Dell Drive Angmering</p> <p><u>ADDRESS</u> BMW House, Chandlers Garage Ltd Water Lane Angmering</p> <p><u>ADDRESS</u> Land North of Water Lane Angmering</p> <p><u>ADDRESS</u> Shrublands Roundstone Lane Angmering</p>
---	--

7 24/203 PLANNING APPLICATIONS NOT ON A WEEKLY LIST
None.

8 24/204 WEST SUSSEX COUNTRY COUNCIL PLANNING APPLICATIONS

None.

9 24/205 SOUTH DOWNS NATIONAL PARK PLANNING APPLICATIONS

None.

10 24/206 PLANNING DECISIONS – NOT APPROVED/REFUSED

None.

11 24/207 LICENSING MATTERS

None.

12 24/208 CONSERVATION AREA REPORTS

The Chair reported that at the Arun District Conservation Area Advisory Meeting (ADCAAP) yesterday, she spoke to the Conservation Officer regarding the proposal to include the whole of Weavers Hill within the Conservation Area. He said that he is in communication with the Parish Clerk and working on the ADC major document that will contain APC's Weavers Hill submitted assessment.

As previously mentioned, ADC is calling forward any areas for future classification as either Conservation Areas, or Areas of Character. If Councillors are aware of anywhere within Angmering that would benefit, please let both the Parish Clerk and the Chair know. There are three suggested areas, Water Lane, The Cotterells and The Hillsides.

ADCAAP is also embarking on the Design Awards for 2025 and request information on any property or area (not necessarily a building or monument) to be considered. The Chair has put forward "Angmering Grange" in Roundstone Lane and asked if there were any other suggestions for Angmering.

13 24/209 SOUTH DOWNS NATIONAL PARK

Next planned meeting is to be held on Thursday 9 January 2025.
Awaiting publication of the agenda.

14 24/210 COMPLIANCE

- [ENF/236/22](#): Mayflower Meadows (Shrublands development) – No Update
- [ENF/267/23](#): 8 Meadowside (Fencing) – No Update
- [ENF/152/24](#): McCarthy-Stone Care Home (BMW Chandlers)
Temporary Stop Notice served on Thursday 21st November for 56 days (15 February 2025) for noncompliance with conditions relating to refused application for Condition 12 - Surface Water Drainage.
Work commenced on site at the beginning of November 2024 without permission.

15 24/211 APPEALS

[APP/C3810/C/24/3349316 / Original Reference: A/57/24/DOC](#)

Approval Of Details Reserved By Condition Imposed Under Reference A/64/21/PI Relating To Conditions 28 - Surface Water Drainage Scheme And 29 - Maintenance And Management Of Surface Water Drainage Scheme.

ADDRESS Shrublands Roundstone Lane Angmering BN16 4AT

The appeal has been accepted by the Inspectorate, now awaiting a date for the hearing.

16 24/212 CORRESPONDENCE
As stated in the attached Chairs Report

17 24/213 HIGHWAYS MATTERS
Action List Update – There are no updates, the Clerk continues to chase for information.

Concern has been raised as to the intrusion of the lights and noise pollution emanating from the roundabout construction at the junction of Water Lane and the A280 after hours, which is causing an unnecessary disturbance to the neighbours in close proximity to the construction site including Dappers Lane.

18 24/214 ARUN DISTRICT COUNCIL PLANNING COMMITTEES

Planning Committee Meeting

Next meeting to be held on 18th December 2024.

The agenda has now been published and there are no applications relating to Angmering; however, the above appeal is mentioned in the agenda report pack and maybe discussed.

Planning Policy Committee

Next meeting to be held on 28th January 2025.

Awaiting the agenda.

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

19 24/215 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 14 January 2025** at 7.30pm, King Suite, Angmering Village Hall.

The meeting concluded at **20:06**

.....
Chairman

Date.....



Planning & Infrastructure Committee Chairs Report 14th January 2025

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 2024/25	Comment
ADC	Planning	15 th January	Awaiting Agenda
	Planning – Special Meeting	29 th January	Awaiting Agenda
ADC	Planning Policy	28 th January	Awaiting Agenda
SDNP	Planning	13 th February	Awaiting Agenda
WSCC	Planning & Rights of Way	4 th February	Awaiting Agenda
WSCC	Community, Highways & Environment Scrutiny	20 th January	Awaiting Agenda.

2) Applications.

Part Approved: None

Withdrawn: None

Planning Permission not Required:

A/194/24/CLP Lawful development certificate for a proposed single storey rear extension and loft conversion. West Side Mayflower Way

3) **Blue Star Roundabout – Information received from WSCC Highways.**

Thank you for your enquiry, The site has been inspected and a job has been raised to reinstall the “KEEP CLEAR” markings on the Blue Star Roundabout, Angmering. - The job has been placed onto a priority ranking system and will be completed once funding has been allocated.

This information will update the APC P&I - Highways Action List.

4) **Consultation on the Draft Conservation Area Character Appraisal for Public Comment.**

It is possible that this will appear on the ADC Planning Policy Committee Agenda on 28th January 2025 and may feature the Angmering Conservation Area Extension of Weavers Hill.

Sylvia G M Verrinder

Councillor Sylvia Verrinder TD

Chair: Planning & Infrastructure Committee

Angmering Parish Council.

14th January 2025

HIGHWAY CONCERNS

Highway Issue	Location	Issue/Concern	Method of Resolution	Comment	Date last updated	Delegated to
Highways Lines	Station Road	Parking along Station Road, heading to the station. This is causing issues with sight lines of vehicle turning out of roads/Teulon Court. When train gates are down, this is exacerbated.	WSCC Traffic Regulation Order (TRO)	TRO Team progressing (Ref: 3090584). Design has been agreed - just waiting for consultation to be sent over. No further updates received.	06/01/2025	KH
Highways Lines	Station Road and A259 Roundabout	Blue Star Roundabout - Should the former keep clear markings on this roundabout be reinstated to alleviate the blocking of this roundabout when the level crossing barriers are closed at Angmering Station.	Logged on WSCC Portal	Update received from WSCC - "The site has been inspected and a job has been raised to reinstall the "KEEP CLEAR" markings on the Blue Star Roundabout, Angmering. The job has been placed onto a priority ranking system and will be completed once funding has been allocated."	27/12/2024	KH
Road Signs	Bramley Way and Nursery Road	More speed signs stating 20mph through Bramley Green Estate All road markings are very worn, especially those indicating whose right of way it is at pncn points, speed humps and into adjoining roads. Need for more 20mph roundels on posts along the length of Roundstone Lane to help with speeding and floor markings on speed bumps. Bollard hit in accident for 3rd time.	WSCC Enquiry	All issues discussed with WSCC Officer. Nursery Road - Clerk has logged road marking issues on portal again and mention that WSCC Officer has visited site and to liaise with him. Bramley Way - As per the above. Roundstone Lane - As per above (part of same enquiry) stating repeaters needed for 20mph signs. No further updates. Have chased WSCC Highways.	06/01/2025	KH
Road Signs	High Street into village	Fast traffic – suggestion slow sign on the bend at the top of the hill? A report has been submitted for the yellow lines to be repainted, 20mph floor markings to be repainted, as well as the addition of a SLOW floor marking as you travel from the top of the hill, towards the village square.	WSCC Enquiry	WSCC have previously not agreed to any of the suggestions made. WSCC officer is visiting Angmering in November and the Clerk will take him to this area as part of their walk around to demonstrate the issues. Chatted re Speed Indicator Devices and a scheme could be put together to include Water Lane, Highstreet and Weavers Hill. Suggestion made about parking on the hill - The Clerk will contact WSCC and the S278 agreement for Chandlers - to see if something can be added. Advice given to raise a TRO or consider one way traffic again.	06/01/2025	KH
Road Signs	Arundel Road	Speed of traffic in Arundel Road. APC wanted to extend the 20mph limit to the full length of Arundel Road.	WSCC Enquiry - with potential TRO.	We can now not go forward (at this time) with extending the 20mph zone due to the change to 30mph further north along Arundel Road by the developer. We will move forward once this has been completed. Still awaiting the completion of the speed change at the north of Arundel Road by the developer (S278/S38). Clerk to continue pursuing a completion date of this alteration and then to go forward with a TRO. 20mph signs have been moved further north as suggested by WSCC. Electronic sign now working.	06/01/2025	KH

Road Signs and speed reduction.	Dappers Lane	Speed of traffic using the road and increase in traffic, walkers, users of the road.	WSCC Traffic Regulation Order (TRO)	This is formally at public consultation stage and it will close on 14 November 2024. TRO team dealing with (Ref: 3090584) Some objections received - may lead to a scheme redesign. WSCC Officer to update once known. Chased WSCC Highways	06/01/2025	KH
Parking	Parking outside the shops and white parking lines	Concerns being raised by shop owners as customers are not able to park due to cars being parked in spaces for days on end.	WSCC Traffic Regulation Order (TRO)	TRO Ref: 3817023. Awaiting scheme design, then will go out to consultation. Changing waiting limits may include re assessing size and painting of the bays - may lose some due to this - this needs serious consideration. Awaiting update and public consultation dates	01/06/2025	KH
Planting, Foliage & Trees	Weavers Hill	Cut back foliage. This job is on the teams list, but due to budget remaining, it may have to wait.	WSCC Enquiry	WSCC Officer assessed area - no work needed at this time.	20/11/2024	KH
Planting, Foliage & Trees	Roundabout – Palmer Road	Submitted a planting request to WSCC to improve this area	WSCC Enquiry	License received, but issues over planting/installation of planters. Working with Ferring Nurseries.	20/11/2024	KH
Flooding	Area outside houses on Station Road	Flooding constantly and near a school. Ongoing issue for many years and nothing done. Officer stated that gulley 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.	20/11/2024	KH
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. 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.	20/11/2024	KH
Standing Water	Station Road, Weavers Ring	Large puddles/pools of water collect and cause issues with pedestrians getting splashed and causing access issues.	WSCC Enquiry	MOP bought up at recent meeting. Not witnessed - but next time heavy rain send Groundsman for photos and report.	19.11.2024	
Pavement width and overhanging foliage	Water Lane	Pathway narrowed by encroachment of mude/foilage and over hninging greenery.	WSCC Enquiry	Picked up on walk with WSCC Officer. Reported to WSCC. Quote being obtained by WSCC Highways	06/01/2025	KH
Slippery surfaces	Bridge over A259 and Ambersham Crescent	The foot bridge over the A259 is slippery when wet/cold. The repairs made to pavements in Ambersham Crescent are slippery when cold/wet	WSCC Enquiry	Reported by staff on way into work. Reported to WSCC and email back said no further action needed. This will be closed once noted by the council.	06/01/2025	KH
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 - awaiting feedback - Nikki will report back. Will be a CHS or Active Travel Plan	06/01/2025	NHS

Key

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

WSCC Officer visited Angmering on 20.11.2024