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|  | **WALBERTON PARISH COUNCIL**  **INCLUDING FONTWELL AND BINSTED**  Parish Council Office, The Pavilion, The Street,  Walberton, Arundel, West Sussex, BN18 0PJ  Tel: 01243 554528  email: clerk@walbertonpc-pc.gov.uk  www.walberton-pc.gov.uk |

**REPORT OF THE PLANNING COMMITTEE 28 APRIL 2020**

This report is prepared in lieu of the Planning Committee meeting which was cancelled owing to the coronavirus situation. Minute 100/20 of Extraordinary Full Council meeting on 17 March 2020 refers.

Members: Cllrs Ratcliffe, Vawer, McElvogue, Fisher, Porter and Mrs Clark.

1. **Minutes**

The draft minutes of the Planning Committee meeting of 17 March 2020 are noted.

1. **Updates of actions agreed at last meeting**

Minute 106/20. Planning resolutions updated on ADC Planning portal.

Minute 118/20. Details on inaccuracies on the new HELAA map will shortly be finalised and submitted to ADC, hopefully by the end of this week.

1. **Planning applications**

Considered out of meeting.

1. WA/19/20/HH. Dower house, Church Lane, Walberton. Erection of a single storey garden room including demolition of existing conservatory. This application affects the character and appearance of the Walberton Village conservation area. Comment by 2 May. No objection.

2. WA/21/20L. Days, Days Lane, Aldingbourne. BN18 0TA. Listed building consent for the demolition of redundant building ancillary to main house. Comments by 25 April 2020. No objection.

3. WA/26/20/PL. Land Adjacent to 1 Orchard Way, Fontwell. Variation of conditions 2 and 13 following the grant of WA/18/19/PL. relating to landscaping to allow for removal and replanting of boundary hedging. Comment by 7 May 2020. No objection.

1. **Planning decisions**

1. WA/4/20/HH. 20 Henty Close, Walberton. Proposed loft conversion, single storey extension and new entrance porch (This application may affect the setting of a Listed Building). Approved conditionally.

2. WA/6/20/HH. 25 Oaktree Cottages, Barnham Lane, Walberton. Single storey rear extension and internal alterations. Approved conditionally.

1. **Business Plan activity**

The business activity spreadsheet was recently circulated to all members. The only Planning item is the purchase of a Speed Indication Device which is being actively progressed.

1. **Neighbouring Parish Applications and updates**

Application soon going in for 42 dwellings just west of the A29 at the western end of Wandleys Lane, which means potentially even more traffic. The developers refer to the good local bus links and Arun’s lack of 5-year housing supply. However, we understand that Barnham and Eastergate are including this site in their Neighbourhood Plan Review.

See below re: BEWAG for land east of A29 Westergate and South of Barnham.

1. **Highways and Traffic**

1. Highways Working Group

Nothing to report.

2. A27 consultation

Nothing to report.

3. Speedwatch

Guidance was received from Boxgrove PC with regards to their Speed Indication Device. A brochure was downloaded from Westcotec Ltd containing various models and their costs was circulated to committee members for consideration. Several potential sites in the parish for a speed sign / SID have been identified. The Police will need to assess and approve the feasibility of all sites.

1. **Fontwell Meadows**

1. To receive a Working Group report.

Nothing to report at this time.

2. Barnham, Eastergate and Westergate Advisory Group

BEWAG has received an update from Lichfields (Church Commissioners agent) concerning the development east of the A29 in Westergate/South of Barnham.

HELAA says 3683; Lichfields anticipate 3500-4000 dwellings.

Bus / public transport provision is being investigated.

Various surveys being undertaken.

No specific timescale as yet; potentially 2700 in next 10 years.

Will require the A29 upgrade to be completed.

1. **Developers liaison working group (Wates/Linden/Pegasus)**

Mrs Claire Lewis has nothing to report.

1. **Green Infrastructure Masterplan**

To receive any report. No report but referred to in HELAA comments.

1. **Southdowns National Park**

The SDNP April newsletter is noted.

The SDNP Spring planning newsletter is noted.

1. **Campaign for the Protection of Rural England (CPRE)**

No report.

1. **Conservation areas**

Nothing to report.

1. **Town and Parish Council Proforma**

Nothing to report.

1. **Neighbourhood Plan & Review**

Work continues on the Reg 14 documents and further feedback is awaited from Donna Moles at ADC. The SEA and HRA reports will be commented on by Charlotte Hardy at ADC by 1st May. Careful scrutiny is needed in view of the revised HELAA documents.

1. **CIL**

To note minutes of meeting 7 February 2020.

1. **Flooding – Village Hall footpath**

It has been arranged for an engineer to dig an exploratory bore hole to make an assessment of what work might need doing to resolve the path flooding problem. This has yet to be done and he will submit a report in due course.

1. **Correspondence**

Email (copied in) from Vicky Lutyens to Arun District Council regarding factual inaccuracies within their updated HELAA report on proposed sites between Walberton and Barnham. Comments to be sent by 1st May.

1. **Quotes and payments**
   1. Quotes
   2. Payments

8/20. SLCC. Clerk’s annual membership. £140.00. Paid online.

9/20. L Wilson. Pavilion cleaning. £144.00. Paid online.

1. **Any other business**

The Clerk has sent an email to ADC Planning regarding a possible non-compliance of a gate and fence erected in respect of WA/84/19/HH at Berberis, London Road, Fontwell.

1. **Date of next meeting**

The date of the next meeting / report is 9 June 2020.