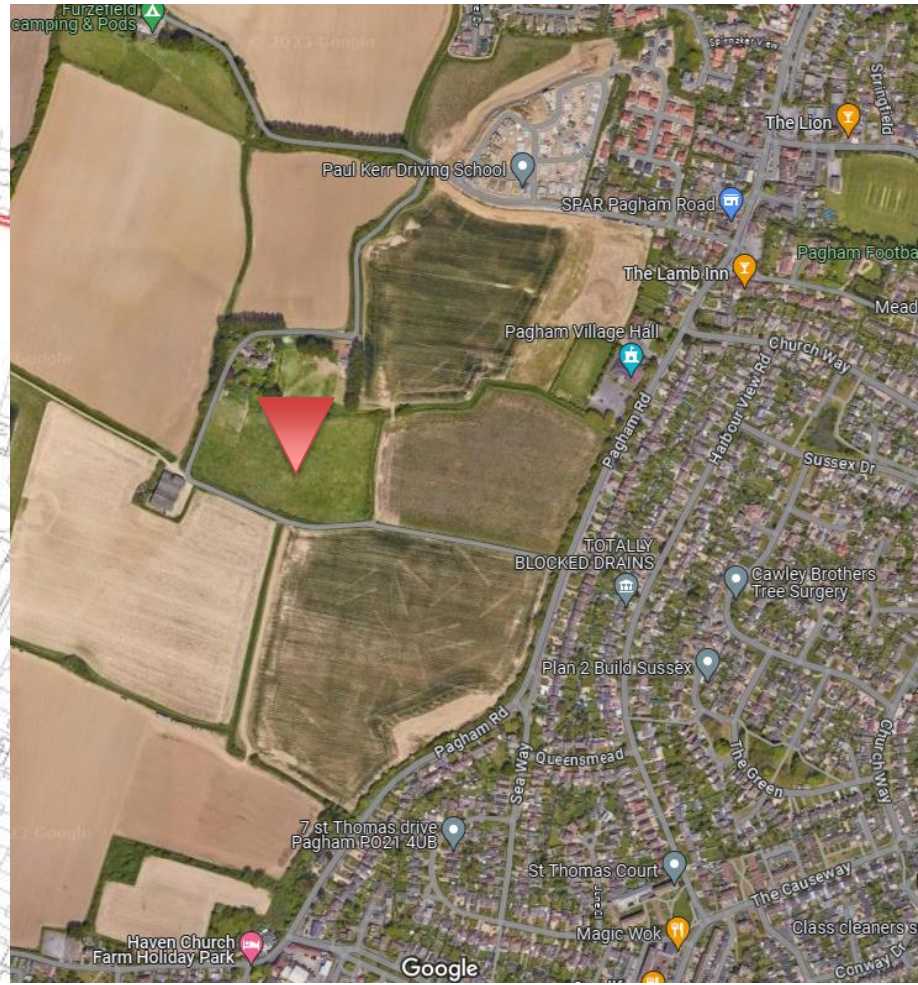


---

# P/139/22/RES

Approval of reserved matters following P/25/17/OUT for the provision of 65 dwellings, access roads, landscaping, open space and associated works. This application affects a Public Right of Way.

**Church Barton House, Horns Lane, Pagham**



# Application Site Location





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Existing Site





# Proposed Access



# Proposed Site Layout





# Proposed Building Height Parameter Plan





FRONT ELEVATION

SIDE ELEVATION

# Proposed Elevations



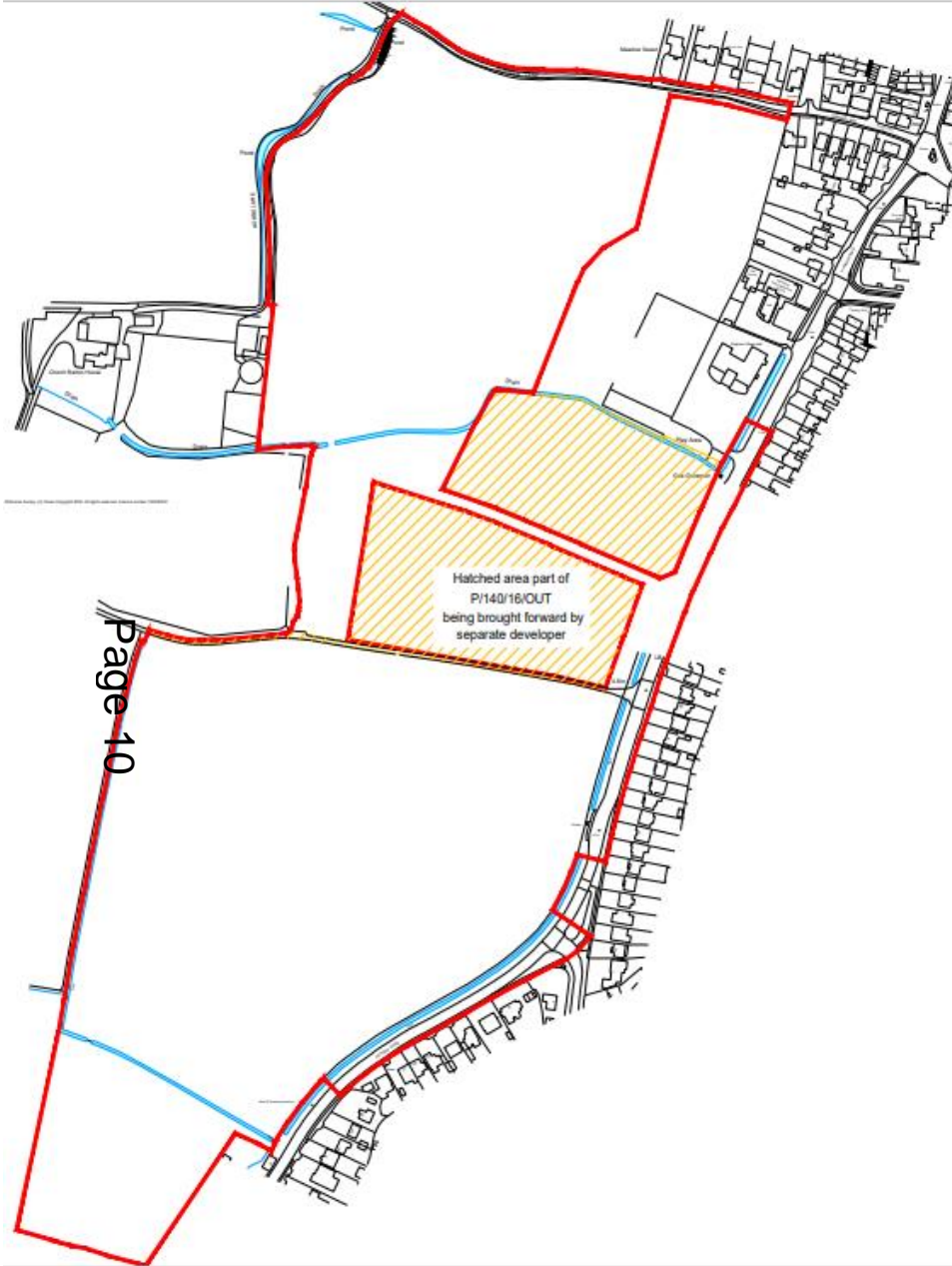


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# P/153/21/RES

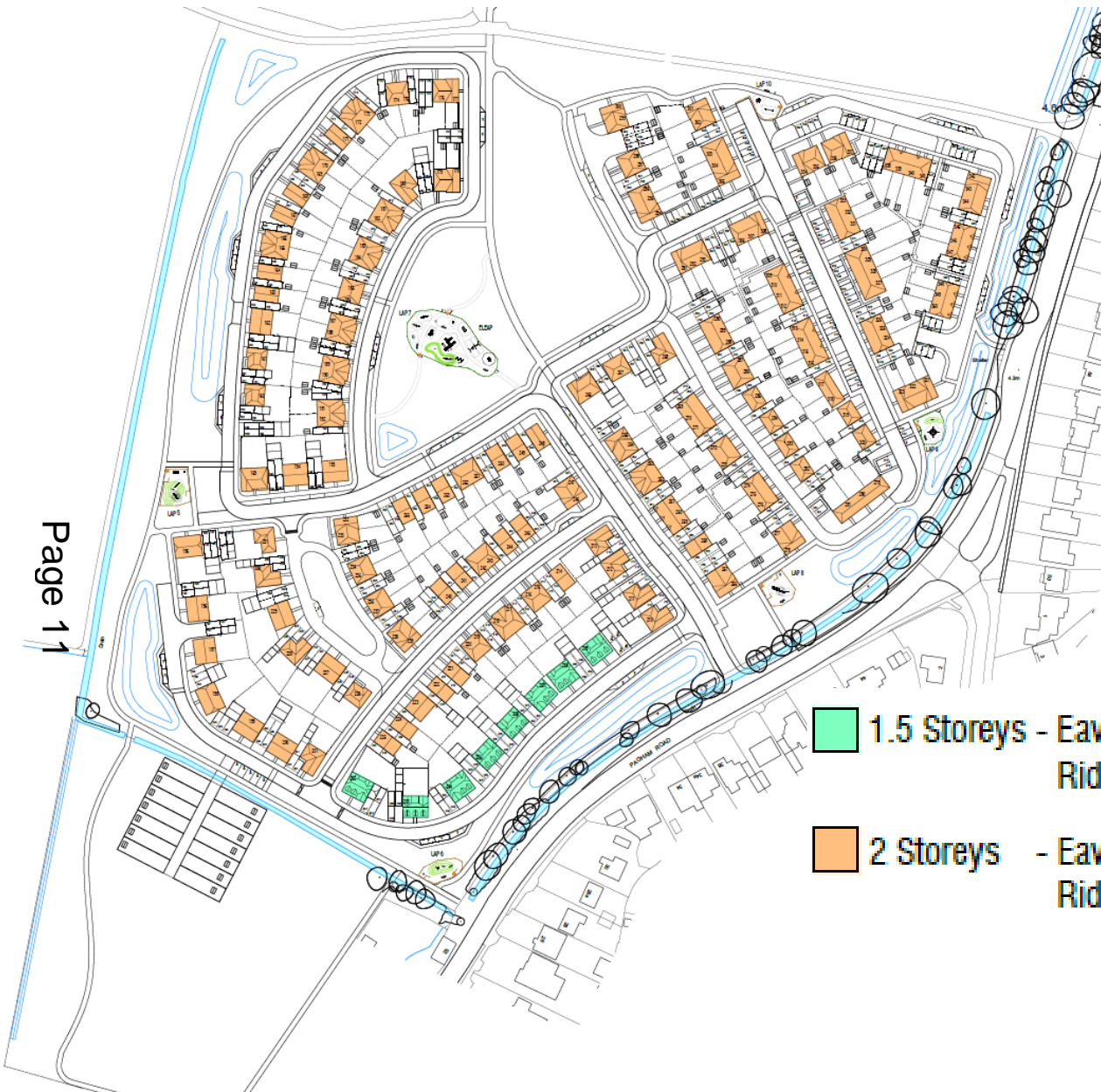
Approval of reserved matters (appearance, layout, landscaping and scale) following outline planning Permission P/140/16/OUT for the erection of 350 No. dwellings, together with public open space, play space, drainage, parking and associated infrastructure, landscape, ancillary and site preparation works, with access off Pagham Road. This site may affect a Public Right of Way.



**Land South of Summer Lane, West of Pagham Road**



## Application Site Location





-  1.5 Storeys - Eaves between 2450mm and 2900mm  
Ridge Between 6500mm and 8000mm
-  2 Storeys - Eaves between 4750mm and 5200mm  
Ridge Between 8400mm and 9000mm

# Building Heights Parameter Plan



Retained Public Views of Church  
Shown in Blue

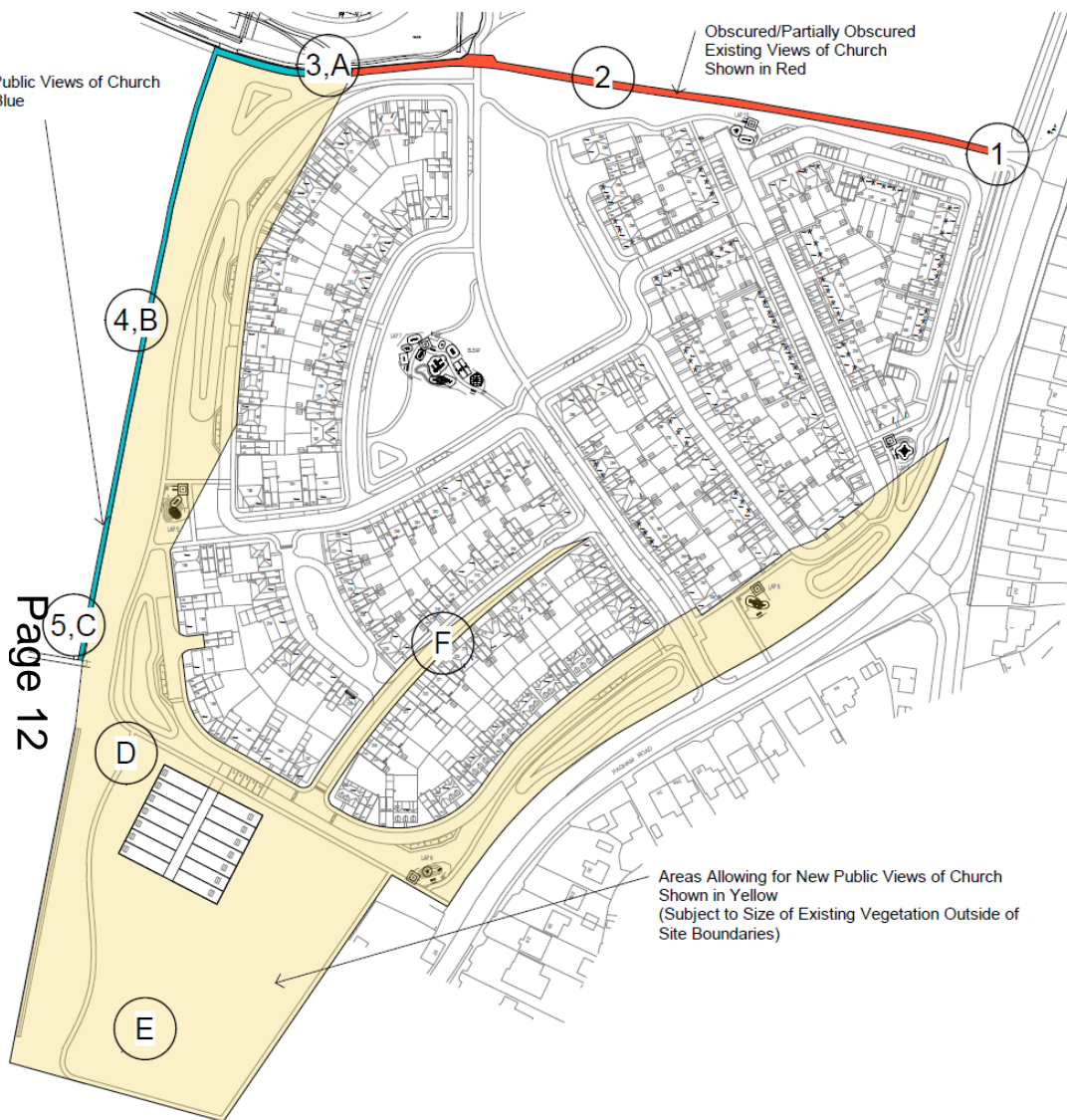
Obscured/Partially Obscured  
Existing Views of Church  
Shown in Red

Areas allowing for new public views of  
church (subject to vegetation /  
screening) – distance variable

Retained public view of church from right  
of way

Distant view from right of way obscured  
or partially obscured (600 to 700 metres  
away)

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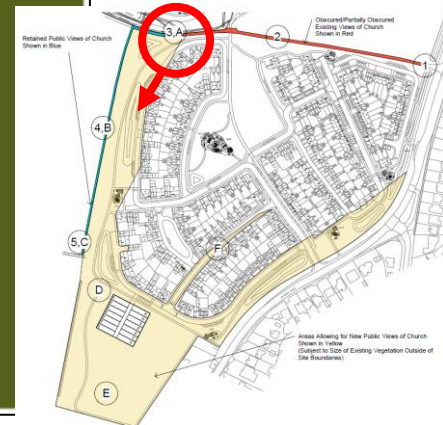
### Location of 3D Views

1 : 2000

# Application Site Location

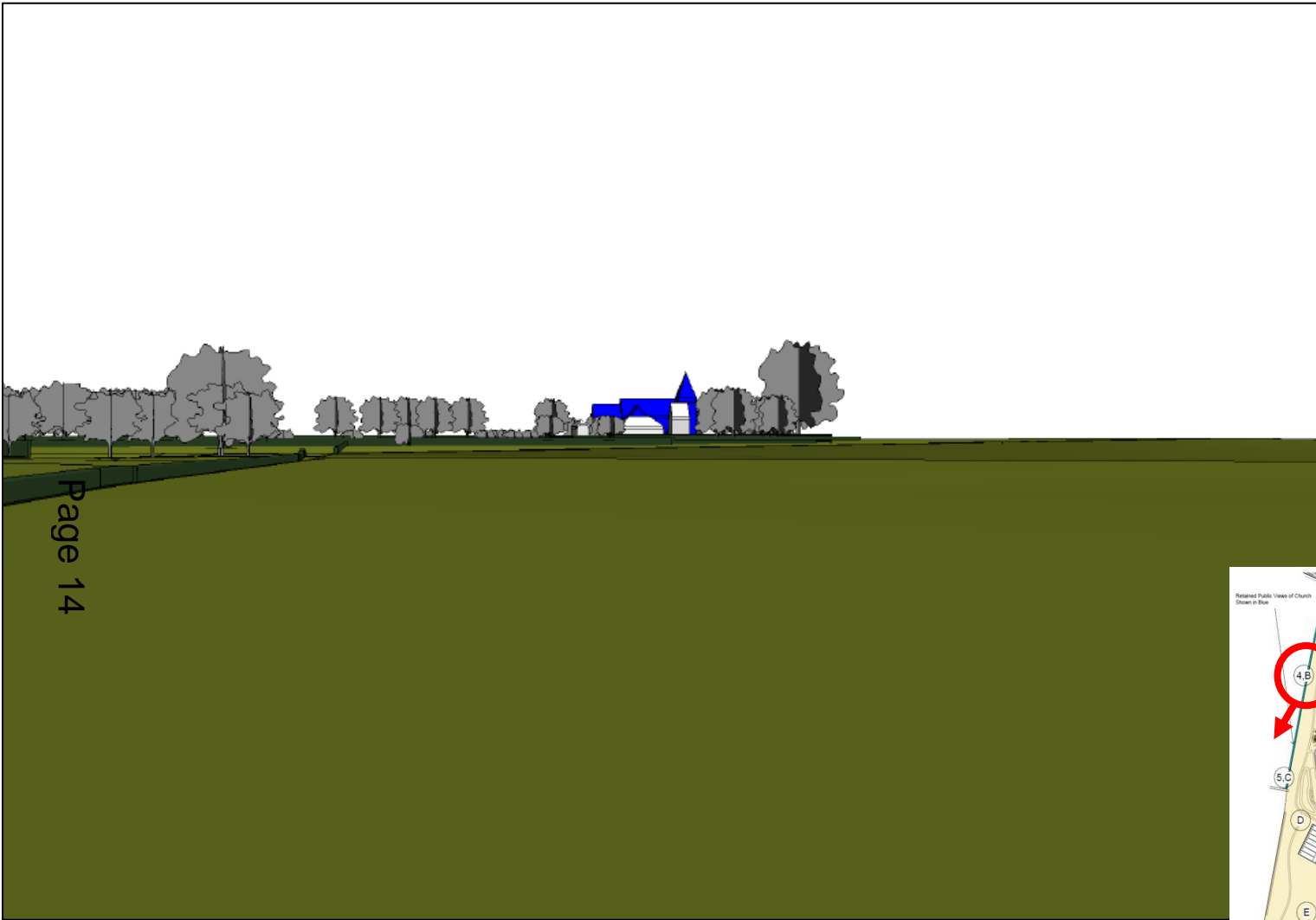


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# Viewpoint A





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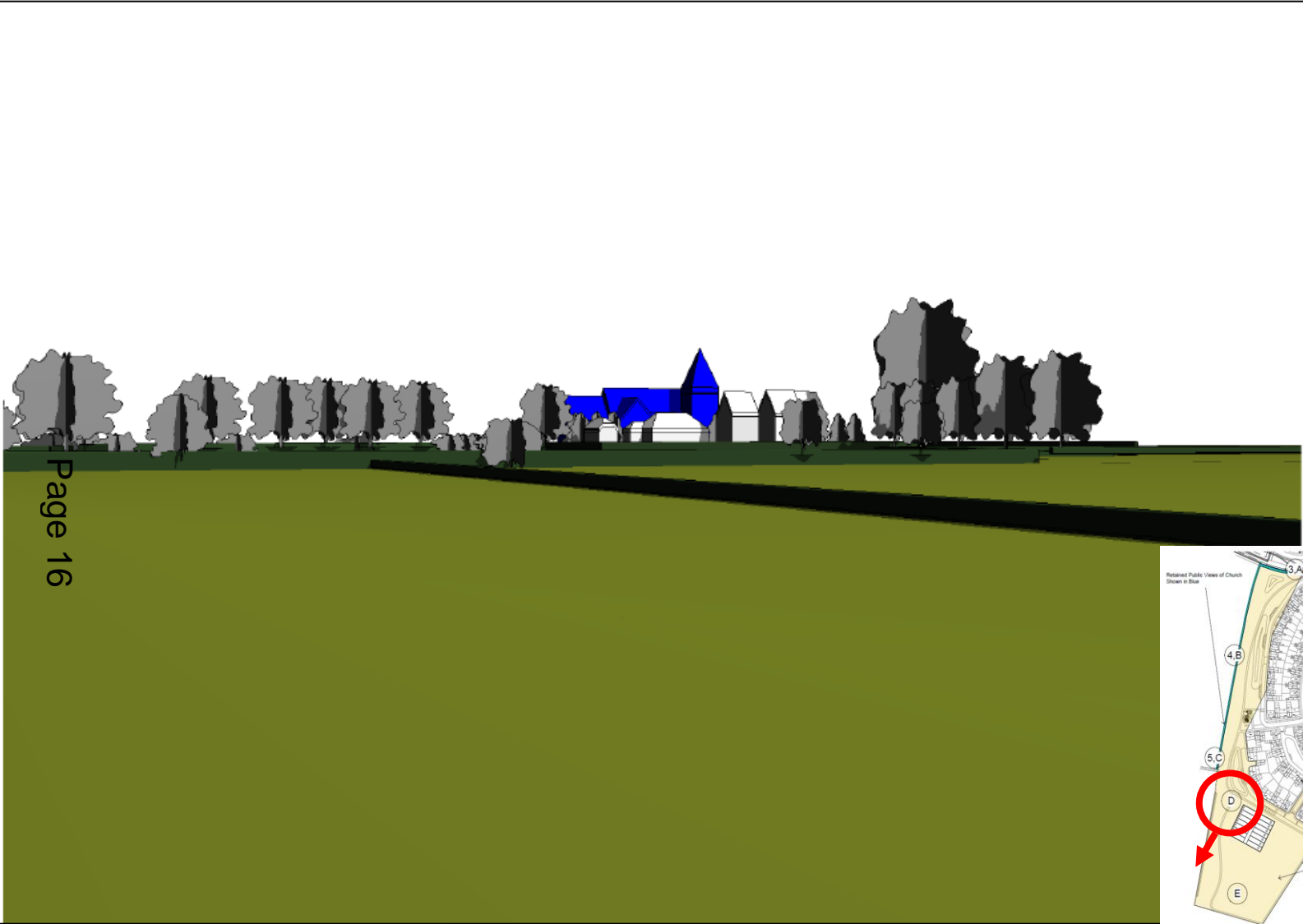
# Viewpoint B





# Viewpoint C

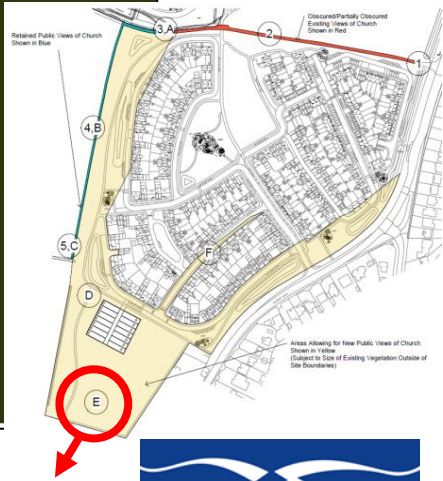
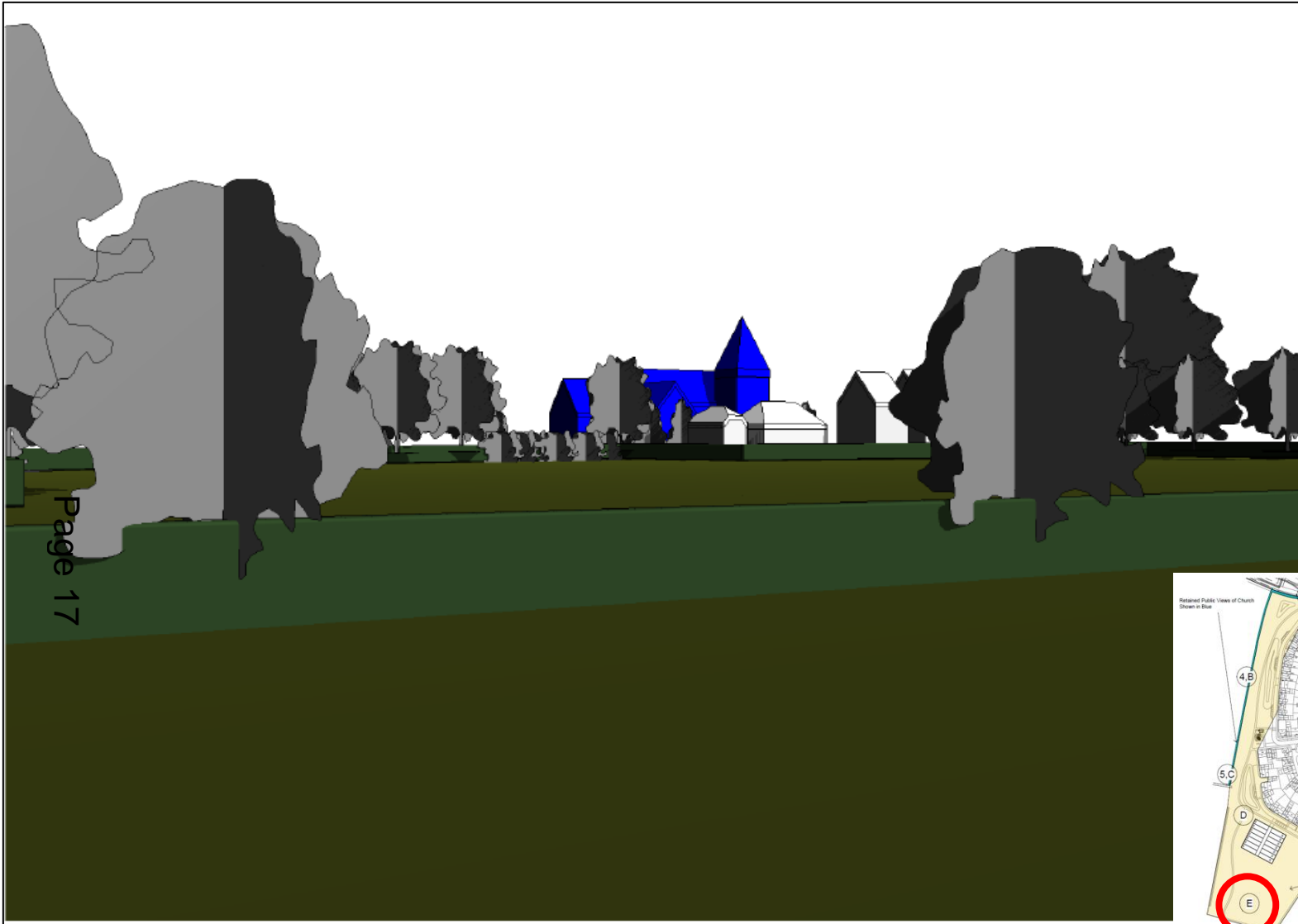




# Viewpoint D

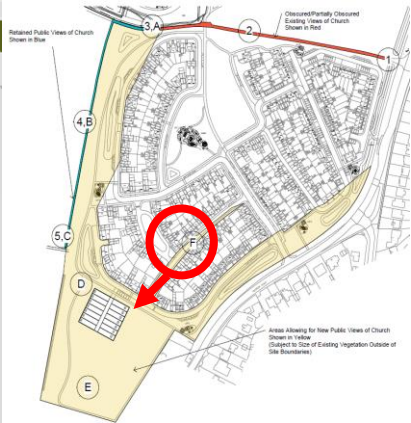






# Viewpoint E





# Viewpoint F





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**Existing Site**





# Previous Layout – Open Space





- Key**
- Public Open Space (including 3.29Ha of useable semi-natural green space) - 5.37 ha
  - Equipped Play Areas - 0.21 ha
  - Open Space + Equipped Play = 5.58 ha
  - Incidental Open Space - 0.47 ha
  - Open Space + Incidental Open Space + Equipped Play = 6.05 ha
  - Land for Allotments - 0.20 ha
  - Basins - 0.79 ha
  - Adjacent open Space

# Proposed Layout – Open Space



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**BEFORE**



**AFTER**







- CA1. Park View
- CA2. Rural Edge
- CA3. Community Streets
- CA4. Transitional Perimeter

# Proposed Character Areas







Street Scene A-AB - CA2a Rural Edge North  
1 : 200



Street Scene H-H - CA4b Transitional Perimeter North  
1 : 200

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Street Scene E-EF - CA2a Rural Edge North to CA4b  
Transitional Perimeter North  
1 : 200

# Streetscenes – Northern Parcel





Street Scene J-J - CA1 Park View  
1 : 200



Street Scene N-NO CA2b Rural Edge South  
1 : 200



Street Scene M-M CA4a Transitional Perimeter South  
1 : 200

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# Streetscenes – Southern Parcel



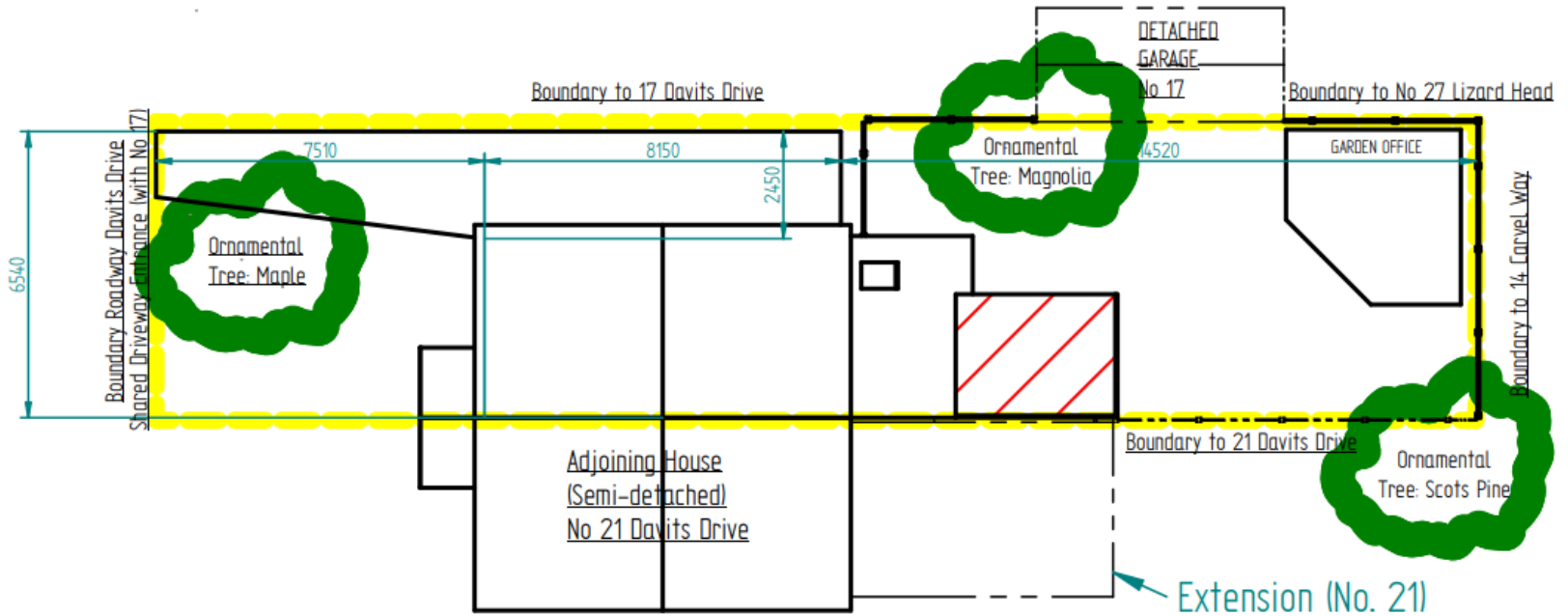
---

# LU/278/23/HH

19 Davits Drive, Littlehampton, BN17 6RU.

Single Storey Rear Extension.

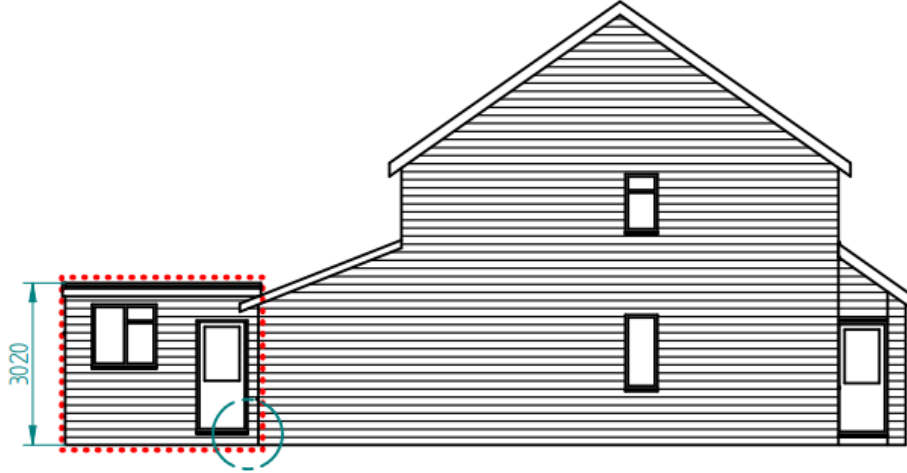




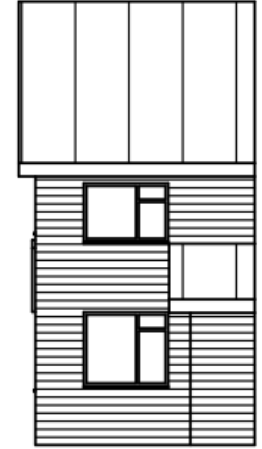
Alldition shown in red



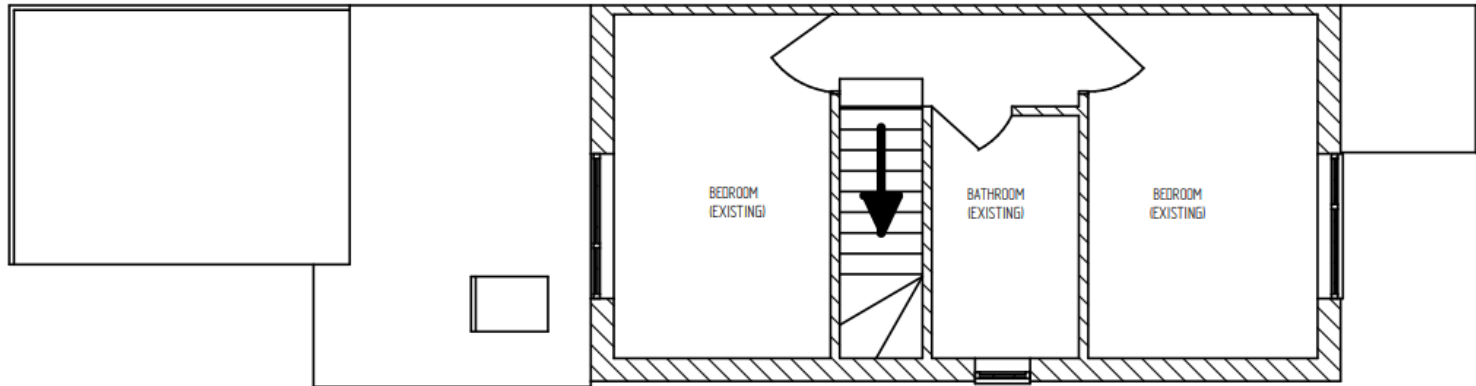
REAR ELEVATION



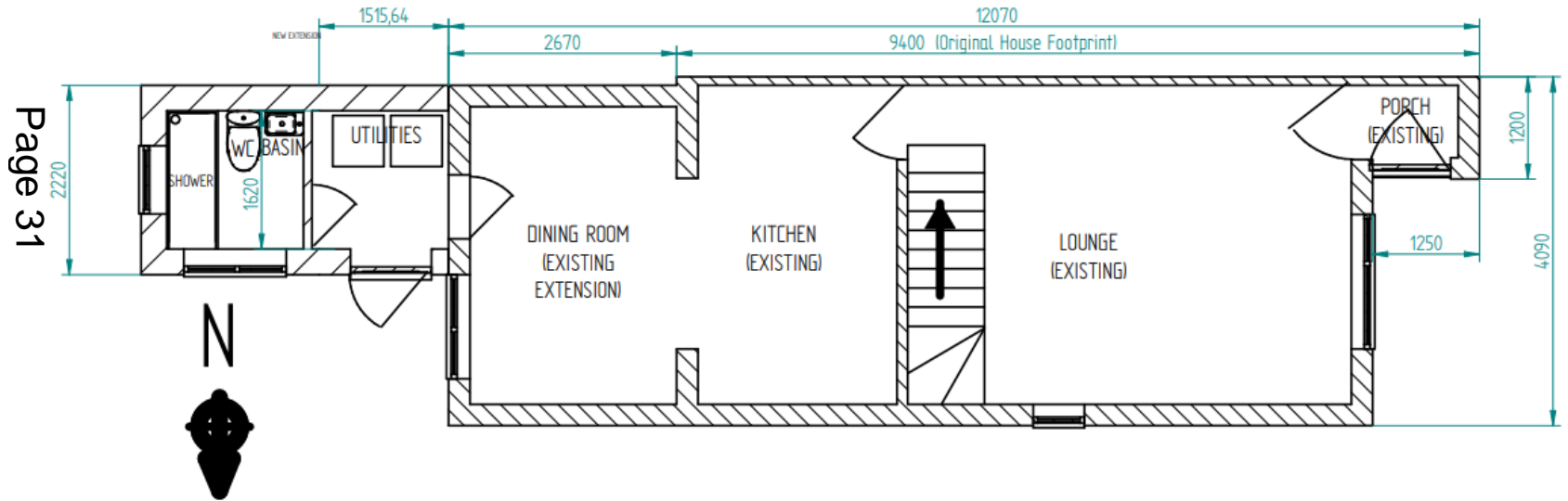
SIDE ELEVATION



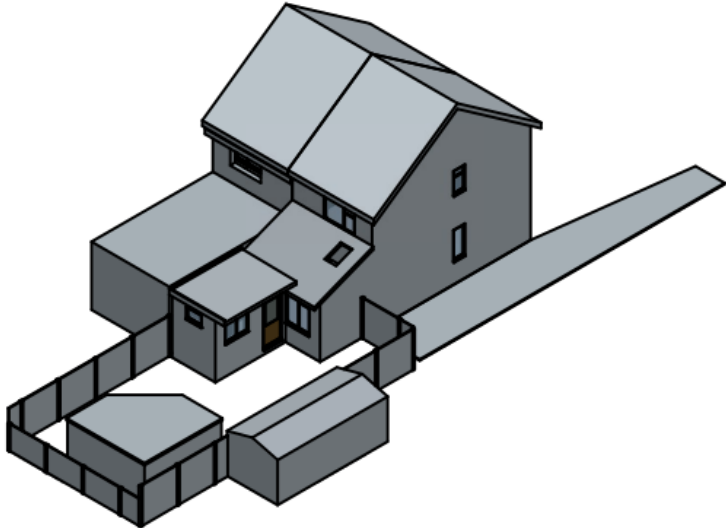
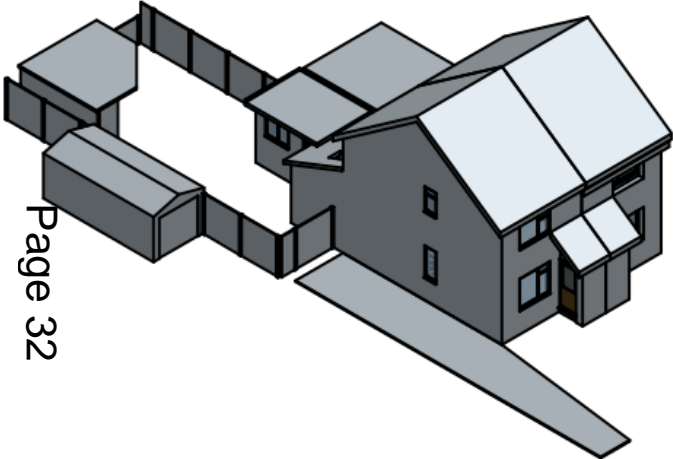
FRONT ELEVATION



FIRST FLOOR PLAN



GROUND FLOOR PLAN







Remote imaging of rear elevation (Dated: 13 April 2022).

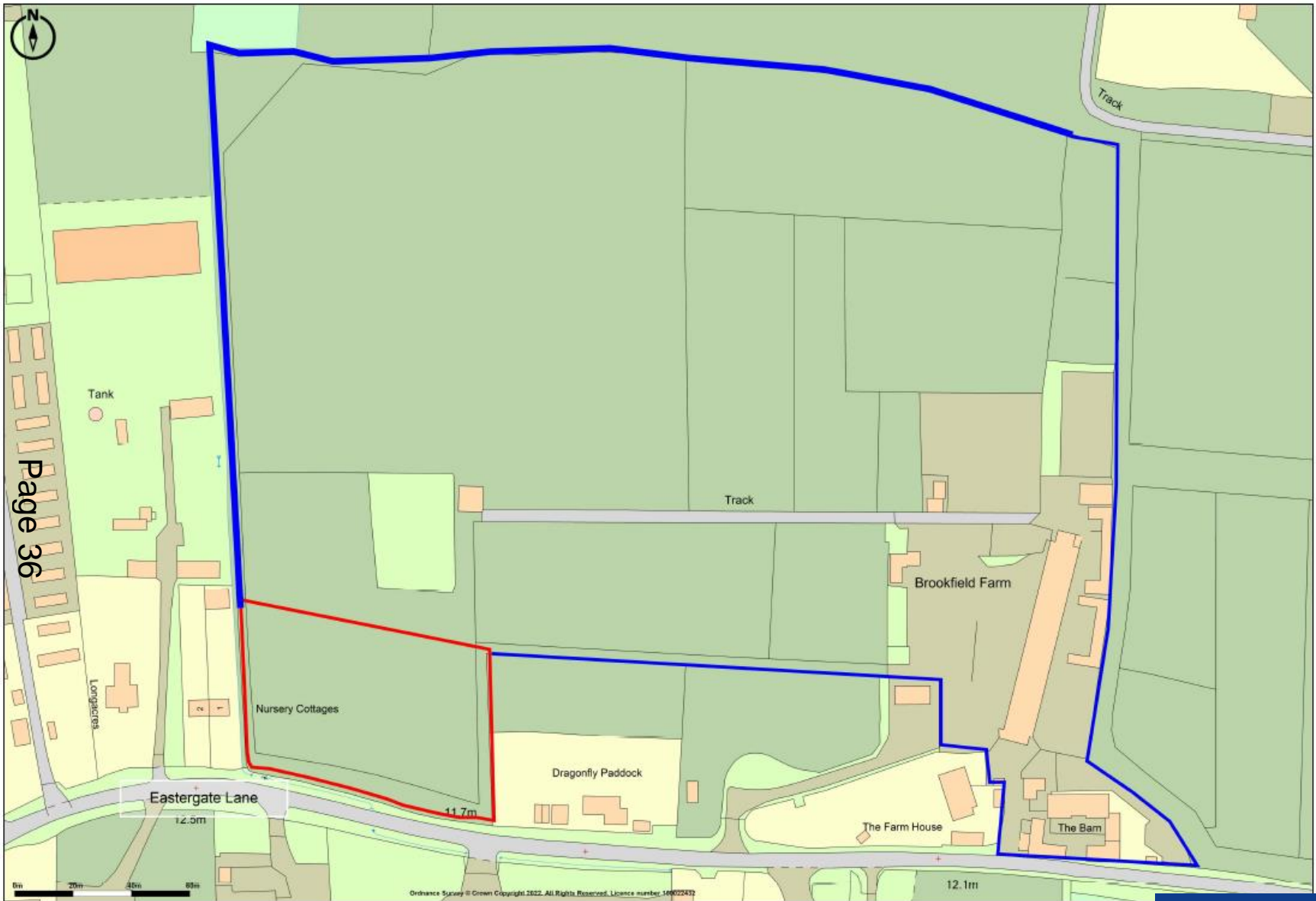


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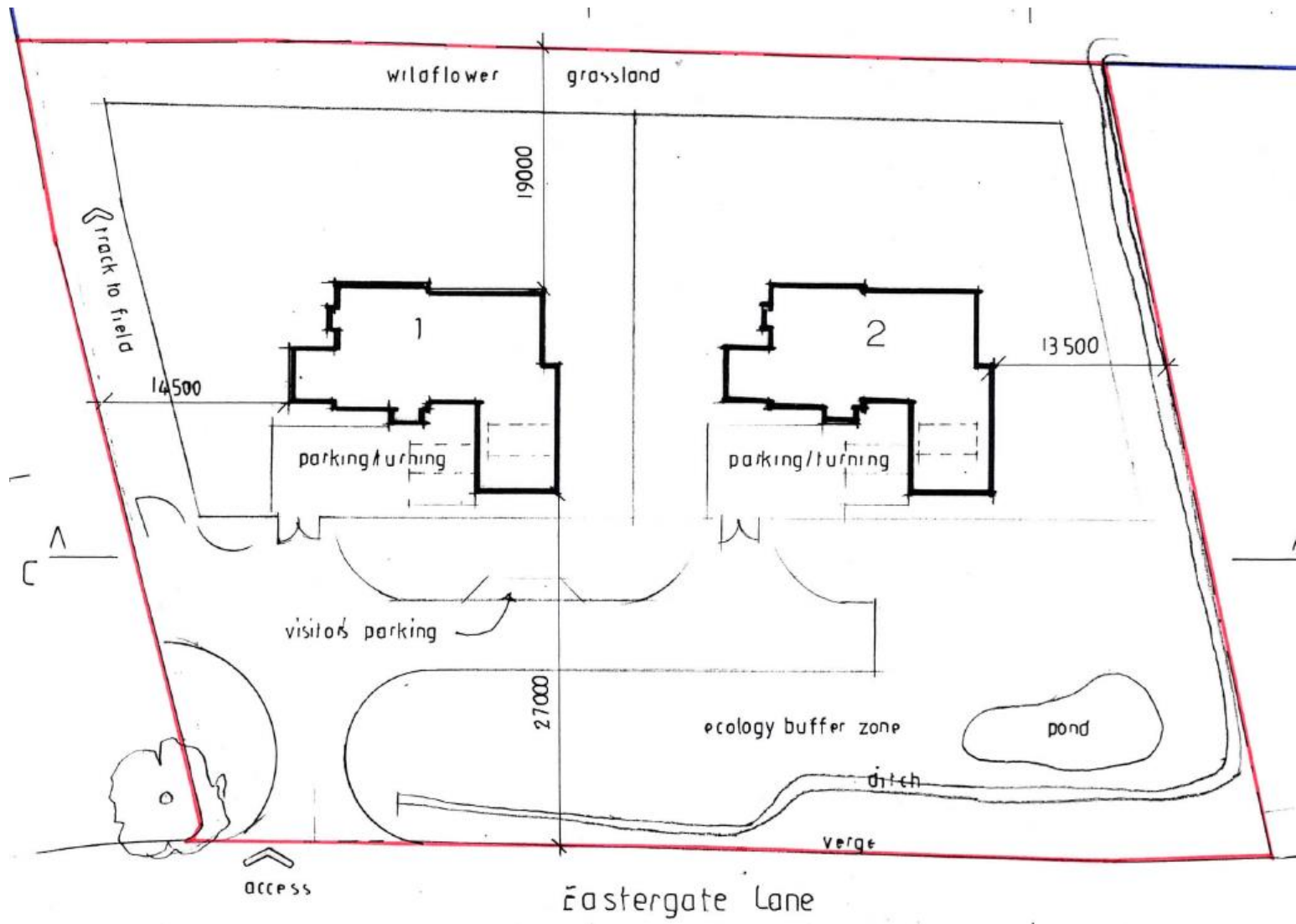
# WA/111/23/PL

2 No. detached 4 bedroom dwellings (resubmission following WA/101/22/PL).

**Brookfields Farm, Eastergate Lane, Walberton**



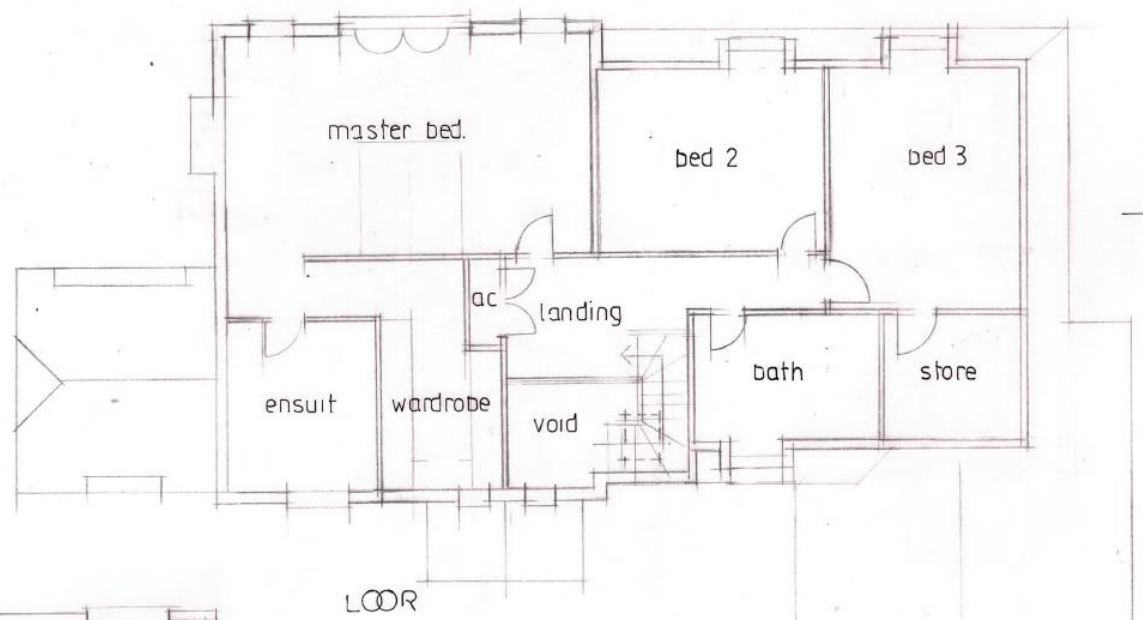
# Application Site Location



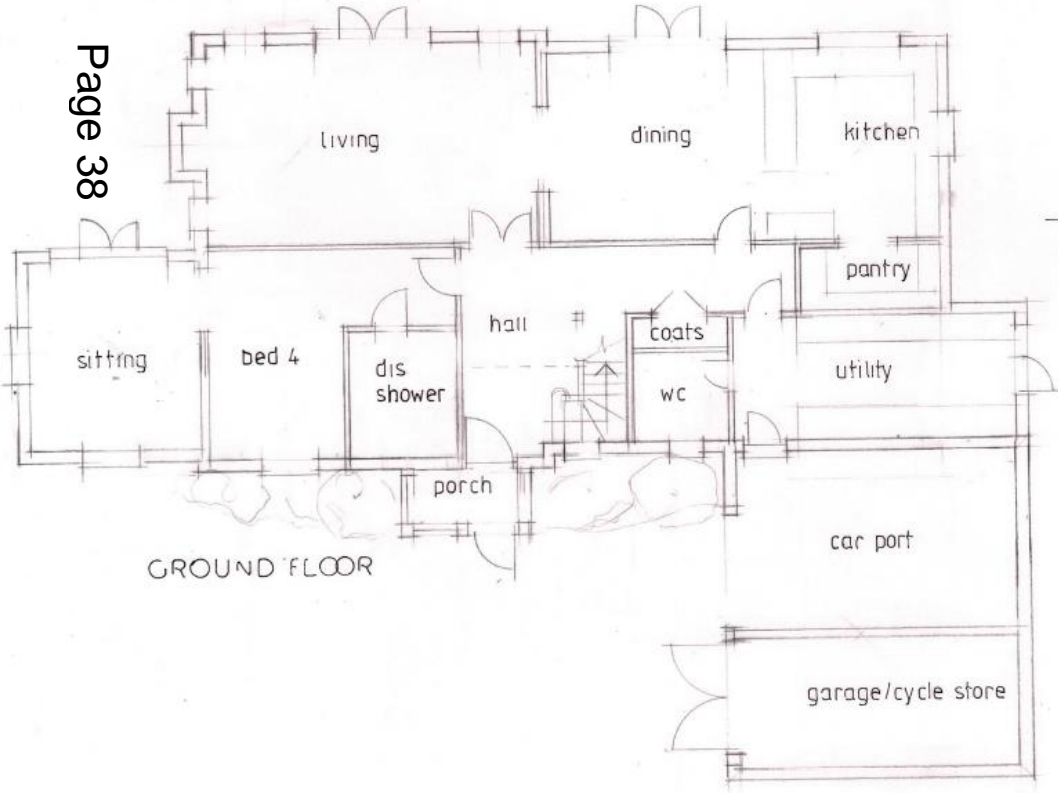
# Floor Plans

## Ground Floor – Below

## First Floor - Right



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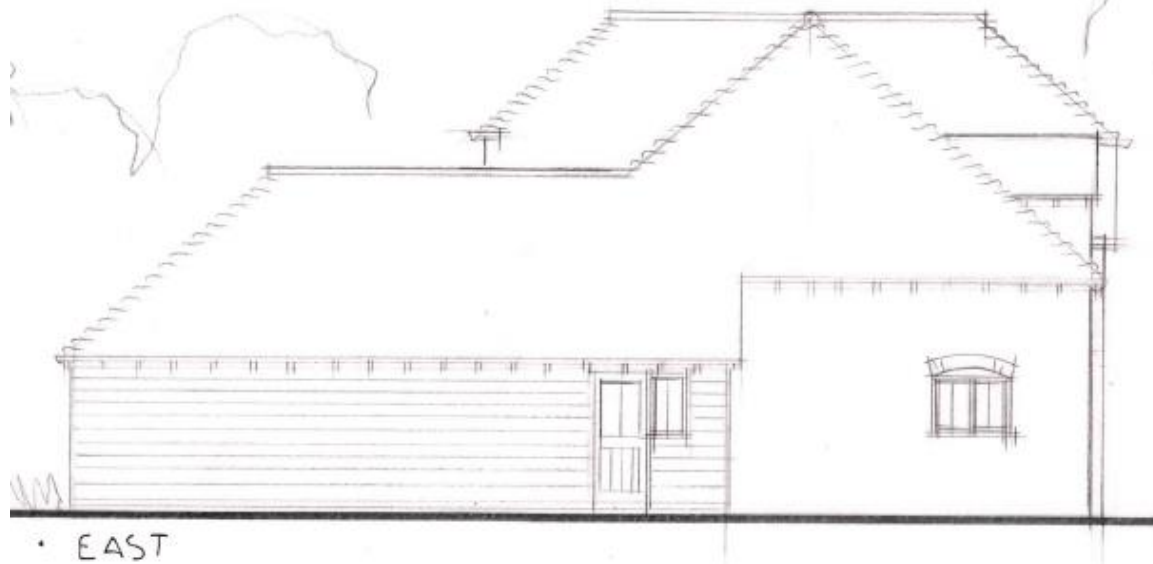
SOUTH

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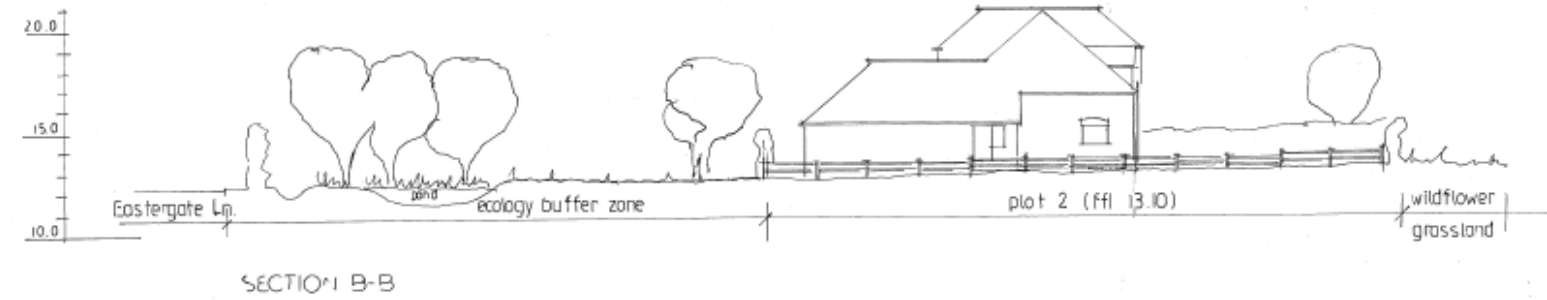
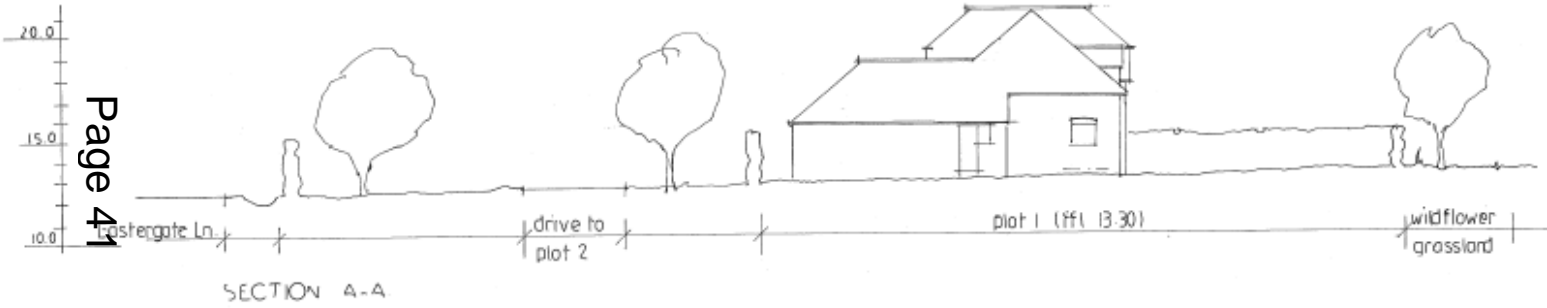
NORTH

## Front and Rear Elevations

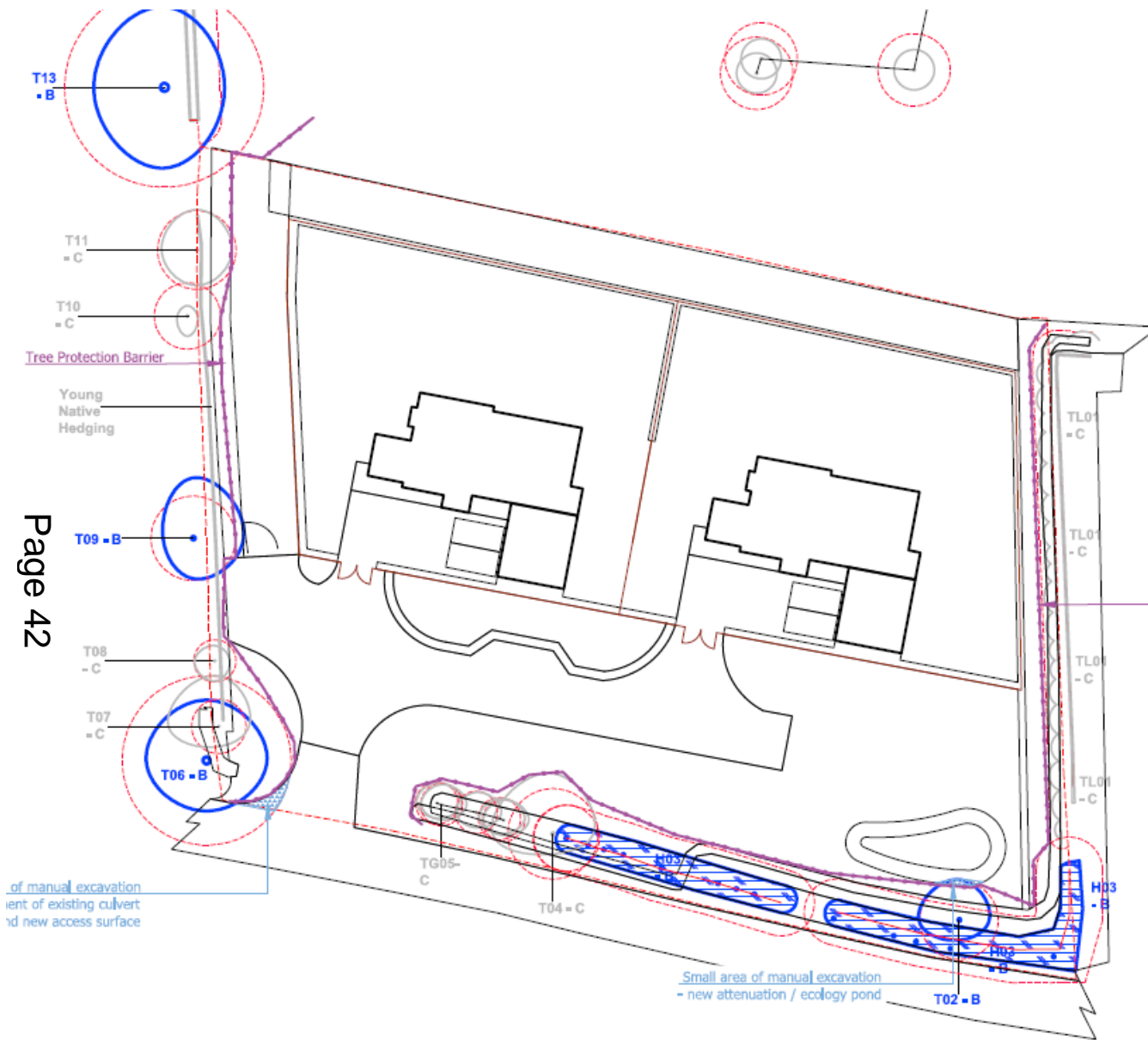


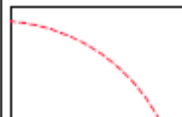
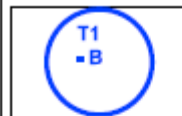



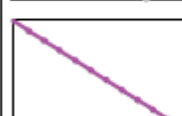
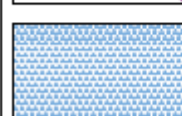

# Side Elevations





**Street Scene (top) and Sections Through Site**



-  Root Protection Area Calculated in accordance with BS 5837.
-  Category B Tree - Moderate Value.
-  Category C Tree - Low Value.
-  Category B Hedges.
-  Category C Hedges.
-  Tree Protective Fencing.
-  Manual Excavation within RPA.
-  Tree Surgery Works.

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# Street Scene (top) and Sections Through Site



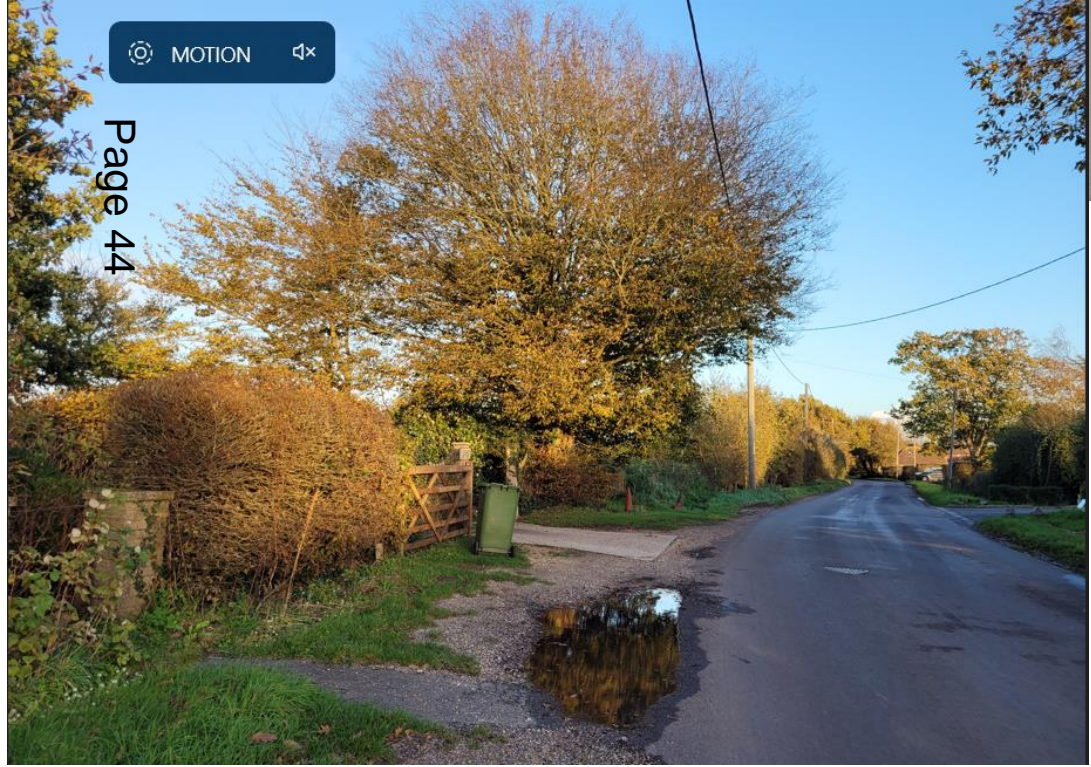


Aerial View





View West



View East





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# Views South

# Views into Site from Access

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# Rampion 2 Offshore Wind Farm

## Local Impact Report

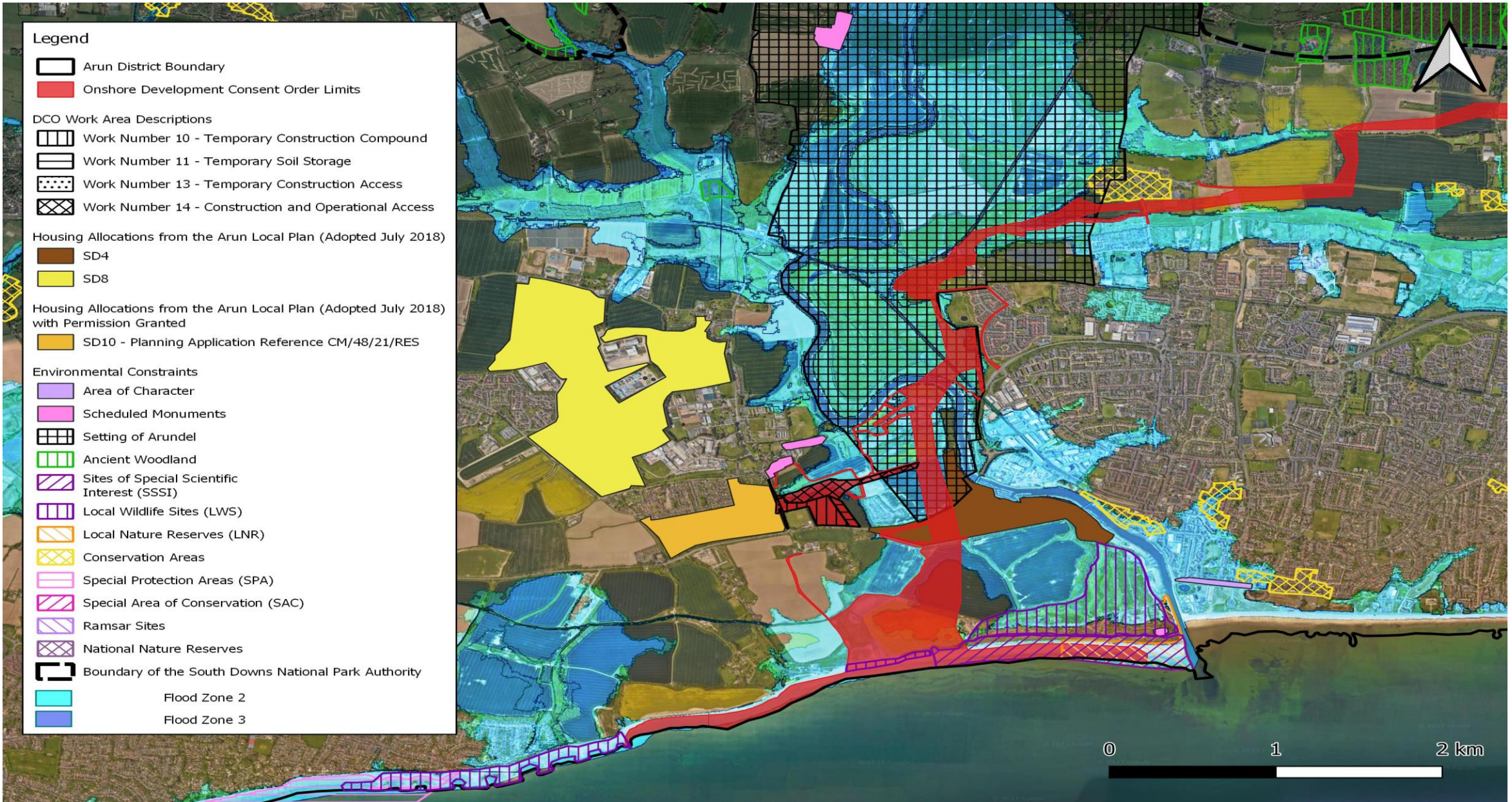
Page 47

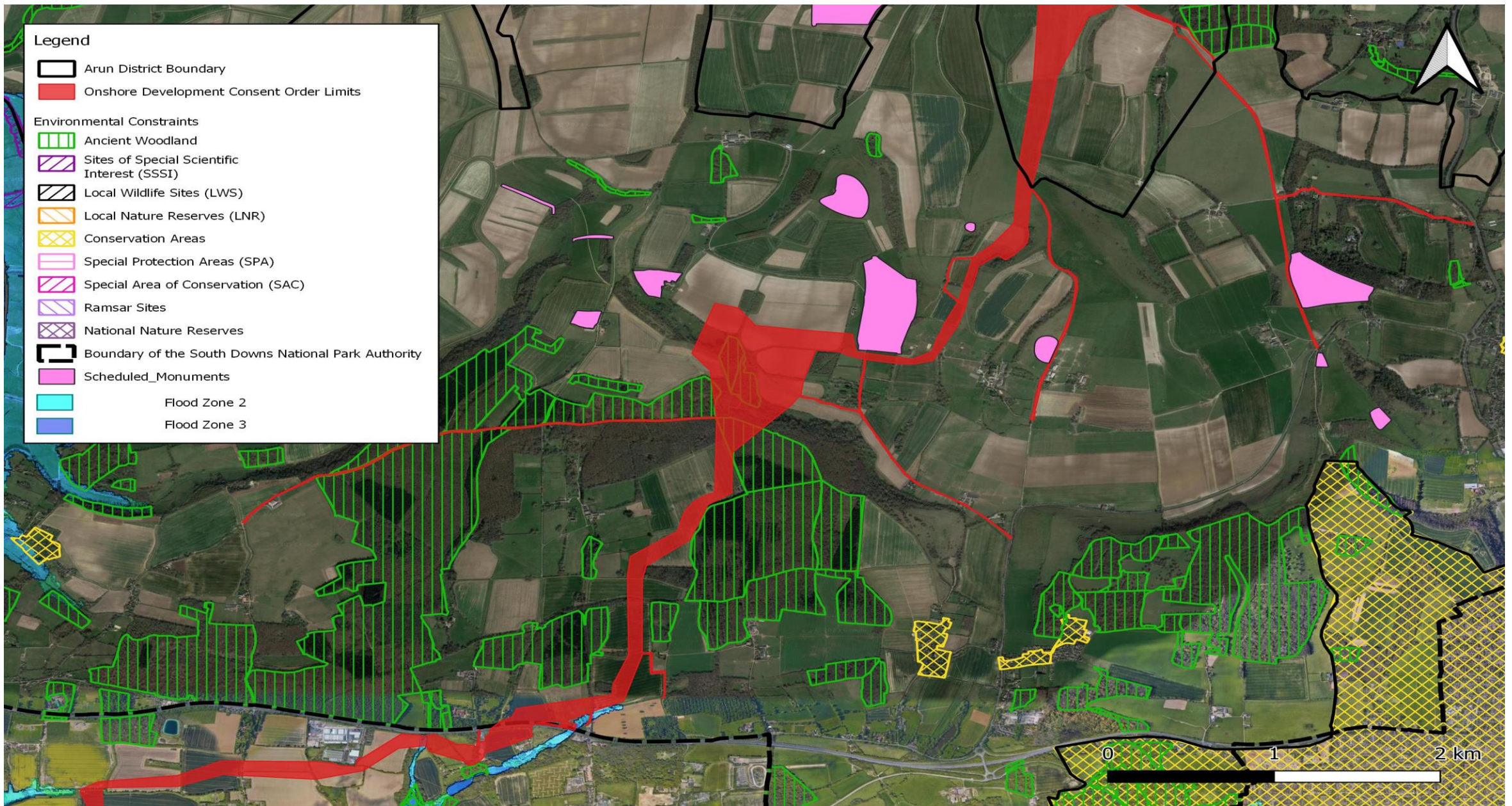
17 January 2024

## Project Overview

- A Development Consent Order (DCO) application has been made for up to 90 offshore wind turbine generators (extending between 13km and 25km offshore), associated foundations, cables and substations (on and offshore);
- Buried onshore cables would be in a single corridor approximately 38.8km in length from a landfall at Climping. A new onshore substation will be located at Oakendene (Horsham) that will connect to the existing substation at Bolney, Mid Sussex;
- The maximum blade tip height above Lowest Astronomical Tide would be 285m for the smaller wind turbine generators and 325m for the larger wind turbine generators. The size and capacity would be determined post consent during detailed design; and
- Access and construction of the project would commence in late 2025, with the project becoming operational in 2030.







## DCO Process Overview

- The Planning Act 2008 establishes that consent is required for development that is, or forms part of, a Nationally Significant Infrastructure Project and therefore an application was made to the Secretary of State;
- Following acceptance of the application in September 2023, ADC has submitted a Relevant Representation and an initial Principal Areas of Disagreement Statement to the Examining Authority. ADC has since been preparing the Local Impact Report;
- The draft Examination timetable has been published by the Examining Authority which sets out a programme of written and oral submissions; and
- After the Examination has been concluded, the Examining Authority will make a recommendation (expected November 2024) to the Secretary of State, who will make the decision on whether or not to make a DCO authorising the project.

## Purpose and Scope of Local Impact Report

- Defined by the Planning Act as *'a report in writing giving details of the likely impact of the proposed development on the authority's area (or any part of that area)'* ;
- The content is a matter for the local authority concerned as long as it falls within this statutory definition. The local authority is not required to carry out its own consultation with the community;
- Should consist of a statement of positive, neutral and negative local impacts and should be used by the local authority to provide evidence on local issues that can be robustly reported to the Examining Authority;
- The Local Impact Report builds upon the Relevant Representation and Principal Areas of Disagreement Statement. The Local Impact Report focuses on subject and geographical areas which ADC has primary planning responsibility; and
- During the Examination, the Examining Authority will carry out a balancing exercise of impacts, including the local impacts specifically reported in the Local Impact Report.

## Preparation of Local Impact Report

- Undertaken a review of environmental sensitivities and socio-economic considerations within Arun;
- Undertaken a review of the documentation, including the Environmental Statement, submitted by the Applicant to the Examining Authority;
- Undertaken a review of Relevant Representations submitted by Interested Parties to the Examining Authority;
- Informed by extensive discussions with Officers at ADC, including on built heritage, landscape, biodiversity, noise, economics and tourism;
- Meetings have also been held with West Sussex County Council, Horsham District Council and South Downs National Park Authority; and
- Draft Local Impact Report was shared with Town/Parish Councils and also discussed at a meeting with the Senior Management Team at ADC in December 2023;

## Summary of the Local Impact Report

- Identifies that the likely effects at local level are predominately neutral or negative, although acknowledges the benefits of the renewable energy in contributing to the national target of net zero.

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Main Topic of Local Impact Report	Positive Impact	Neutral Impact	Negative Impact
Skills and employment			
Tourism and tourism assets			
Community disruption			
Strategic housing allocation			
Landscape and visual			
Seascape			
Ecology			
Noise			
Vibration			
Historic environment			
Renewable energy / climate change			

- **Identifies further assessment is needed in some areas so that the likely effects can be fully understood and can be appropriately mitigated/compensated for at local level, notably in relation to socio-economics, biodiversity, landscape and noise;**
- **Seeks firmer commitments for mitigation/compensation to delivering social, economic and environmental benefits that are specific to Arun, including:**
  - **Biodiversity – biodiversity net gain within Arun and contribution to Sussex Kelp Recovery Project ;**
  - **Landscape – maximise opportunities for advanced planting and reinstatement of vegetation/habitats within the first planting season;**
  - **Socio-economics – securing a community benefits package, linking the Outline Skills and Employment Strategy to apprenticeships/local education institutes and measures to support SMEs;**
  - **Noise and vibration – noise and vibration monitoring;**
- **Made some recommendations to the requirements of the draft DCO so that ADC are consulted regarding the approval of documents prior to construction works.**

## Key Dates and Deliverables

Item	Date/Progress	Examining Authority Deadline
Adequacy of Consultation	Submitted	21 August 2023
Relevant Representation	Submitted	6 November 2023
Initial Principal Areas of Disagreement Statement	Submitted	6 November 2023
Local Impact Report - ADC Planning Committee to resolve recommendations within the Committee Report	17 January 2024	NA
Preliminary Meeting	NA	6 February 2024
Local Impact Report	In progress	20 February 2024
Issue Specific Hearings	NA	7 to 9 February 2024, with further Hearings in May/July
Written Representation - this will be a summary of key issues of the Relevant Representation, Principal Areas of Disagreement Statement and Local Impact Report, with a focus on key areas of concern.	In progress	29 February 2024
Final Statement of Common Ground (led by the Applicant)	NA	9 July 2024
Final Principal Areas of Disagreement Statement	NA	1 August 2024