



WSSC CONSULTATION RESPONSE:
County Planning – Minerals & Waste Planning Authority

TO:	Arun District Council Case Officer: Mr S Davis
DATE:	07/08/2020
LOCATION:	Byfields & Nightingale Cottage, Nyton Road, Westergate, PO20 3US
SUBJECT:	AN/49/20/PL Demolition of 2 No existing dwellings & erection of 7 No. dwellings (1 being the replacement of Nightingale Cottage) with associated parking, bin store, alterations to the existing access & extension of the existing footway. This application part affects the setting of a Grade II Listed Building.
RECOMMENDATION:	☐ Advice ☐ Modification ☐ More Information ☐ Objection ☒ No Objection ☐ Refusal

The applications site is located within close proximity to an identified Sharp Sand and Gravel safeguarding Area (MSA), however, the majority of the site remains outside of the MSA. The development is for 7 dwellings, and the application site area is 0.28ha. The development is also located within the curtilage of an existing development, and would therefore meet consultation exemption criteria as detailed within the Minerals and Waste Safeguarding Guidance (found [here](#)).

For these reasons, it is considered that the development would not result in any significant amount of sterilisation of the mineral resource, and the Mineral and Waste Planning Authority would offer No Objection.

There are no identified safeguarded waste operators within proximity of the site that would have their operations prevented or prejudiced as a result of the development. The decision maker should be satisfied that the proposals minimise waste generation, maximise opportunities for re-using and recycling waste, and where necessary include waste management facilities of an appropriate type and scale (Policy W23).

Edward Anderson

