

From: James Cross <James.Cross@arun.gov.uk>
Sent: 02 November 2020 10:17
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: BN/112/20/EIS

Hi Planning Responses,

Could the below be uploaded to the above application file please?

Kindest regards,

James Cross Msc, Bsc (Hons), LCGI TP.
Strategic Sites Project Officer, Planning

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From: Martyn White <Martyn.White@arun.gov.uk>

Sent: 30 October 2020 16:19

To: James Cross <James.Cross@arun.gov.uk>

Subject: BN/112/20/EIS

BN/112/20/EIS

Land at Barnham, Eastergate and Westergate

Environmental scoping opinion for up 1500 dwellings, community facilities, local centre (shops and services), a primary school and associated playing fields and early years provision (nursery).

The information within the scoping report seems to be acceptable with regards to the historic built environment (chapter 10). It is assumed that the councils archaeology advisor will provide comments on chapter 11?

I provide the following comments:

Whilst the report identifies the designated heritage assets in the local area, it fails to identify any of the non-designated heritage assets. Arun District Council has a local list of non-designated heritage assets which consists of what it has termed Buildings or Structures of Character and Areas of Character. Both of these asset types are within a short distance of the site boundary.

It is also not clear why some listed buildings have been identified (in section 3 of the report), and others not. For instance, on Westergate street, three buildings are identified, when there are others in close proximity (such as Hop Garden Cottage).

Reference is made to both the Arun Local Plan 2011-31 and the NPPF, but should it also include references to the Planning Practice Guidance? Further, the settings of the assets should be considered in accordance with the relevant Historic England Guidance (Historic Environment Good Practice Advice in Planning: 3: The Setting of Heritage Assets).

Whilst table 10.1 is helpful for now, it reads as a general summary of the impact of the development upon the assets on an area/group basis, as opposed to on an individual asset basis. This, in turn affects the initial assessment of the impact of the development upon the individual assets. For instance, St George's Church (Grade II*), is assessed as part of the Church Lane Eastergate Conservation Area which also contains a number of Listed Buildings. Such an approach results in an overly generalised assessment of the impact, as opposed to one more

specifically related to the individual assets such as the Grade II* Listed Building. It is suggested that a revised approach be considered so that the full impact on the different assets can be assessed and considered.

Martyn White

Principal Conservation Officer,
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Please note: I work on Conservation for half of the working Week (all day Monday and Friday and Tuesday Afternoons)

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