

Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex, BN17 5LF
Tel: (01903) 737500
Fax: (01903) 730442
DX: 57406 Littlehampton
Minicom: (01903) 732765
e-mail: planning@arun.gov.uk



Mr. L. Sergeant,
McAndrew Martin Chartered Surveyors,
One Links House,
Fairway Business Centre,
Dundas Lane,
PORTSMOUTH,
Hants, PO3 5BL

5th July 2012

Your Ref:

Our Ref: BN/2/11/DOC

*pls
file*

Please ask for:
Mrs. S. Leeson
Planning Services
Direct Line: 01903 737769

Dear Mr. Sergeant,

Barnham Windmill

Thank you for your letter of 7th June 2012. I have consulted the Council's historic buildings advisor and he has made the following comments.

The window and door details (091/P/04716. Rev A1) are not detailed enough. The windows seen on site appeared to be an inappropriate storm casement type. It is not possible to determine from the drawing what these are. We also require detailed sections.

The proposed east elevation (091/P/047/39. Rev A1) and the corresponding floor plans (091/P/047/33. Rev A1) do not show the canopies which are visible on site. I assume this is because they are not part of the approved scheme. If this is the case they should be removed from the building.

I, therefore, trust that you will consider this before re-submitting your re-submitted DOC Application. If you seek any further clarification you may speak directly to Dr. Ian Wightman on [REDACTED]

Yours sincerely,

Susan Leeson
Principal Planner

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Yours sincerely,

Susan Leeson
Principal Planner

Mr L Sergeant

Mr Andrew Martin Chartered Surveyor

One Link's House

Fairway Business Centre

Dundas Lane

Portsmouth

Hants PO3 5BL

By BN/2/11/DOC

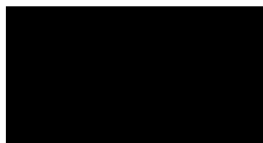
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◁ insert to ▷

I therefore trust that you will consider this before resubmitting your resubmitted DOC application. If you seek any further clarification you may speak directly to ^{Dr} Jan Wightman@chichester.gov.uk.



APPN. NO.

M/18/12

PLANNING APPLICATION REPORT
LISTED BUILDING APPLICATION REPORT
CONSERVATION AREA APPLICATION REPORT

Description/Address

0161 front Benjamin
10, H2, 12, 14 sta

128 The Idph
= clad + blue

SITE AND ITS SURROUNDINGS

DESCRIPTION OF APPLICATION

AREA

from garage (east) q.d. is garage patch
roof + side elevation base timber clad
Screened by ↑ hedge w. o.l.

OGRAPHY

ES

NDARY TREATMENT

To west. Chalk with no fit side corner
with balcony would look onto flat roof
Marine hedgerow

E CHARACTERISTICS

Chalk, rider + ~~state~~ concrete flat roof flat roof
dome, detached garage

ARACTER OF LOCALITY

Private estate of individual properties
opp = Semi detached row, flat + brick
Close to sea
at 6 grade = bungalow with 1
side window f.t.

Susan Leeson

From: Ian Wightman [REDACTED]
Sent: 20 June 2012 11:51
To: Susan Leeson
Subject: Re: Barnham windmill, BN/2/11/DOC
Susan

Re: Barnham Windmill, BN/2/11/DOC

Thank you for forwarding the drawings. I would make the following comments:

The window and door details (091/P/04716. Rev A1) are not detailed enough. The windows seen on site appeared to be an inappropriate storm casement type. It is not possible to determine from the drawing what these are. We also require detailed sections.

The proposed east elevation (091/P/047/39. Rev A1) and the corresponding floor plans (091/P/047/33. Rev A1) do not show the canopies which are visible on site. I assume this is because they are not part of the approved scheme. If this is the case they should be removed from the building.

If you would like to discuss further, please let me know.

Kind regards,

Ian

Dr Ian Wightman

Historic Buildings Adviser -

Design & Implementation

Chichester District Council

[REDACTED]
www.facebook.com/ChichesterDistrictCouncil | www.twitter.com/ChichesterDC

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25/06/2012

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If you have received this e-mail in error please notify the Chichester District Council administrator.



**ADC Planning Consultation
Response from the Historic Buildings Adviser**

Application Number	BN/2/11/DOC
Address	Barnham Windmill, Barnham
Description	Approval of details reserved by condition 2 & 5 on BN/11/07/L
Case Officer	Susan Leeson
Site Visit	30 May 2012

Comment

Further to our discussions I can confirm that a number of the works outlined in the 'Restoration specification & Schedule of Works', appear to generally comply with what was inspected on site. Much of this includes the removal and replacement of modern internal fabric (apparently from the 1980s & 90s).

There are however issues with the following changes which either do not appear to be covered, or require more details. They are as follows:

Windows: There do not appear to be any window details for approval. Those installed are an inappropriate storm casement type with thick double-glazing. The schedule (3.5.5, 3.6.6, 3.7.7 etc) describes windows built to the same style as those from 1995, but 'to achieve thermal requirements of the current building regulations'. Building regulations are normally relaxed for Historic buildings so they are not confined to potentially harmful forms of glazing. Please confirm whether this design was approved.

I could not see any window details for the Windmill itself. Discussions with the owner on site suggested that these were going to replicate the historic design. Existing and proposed drawings should be provided to show this.

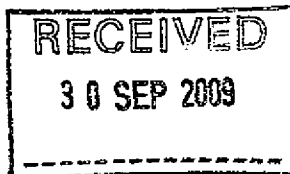
External Timber colour: The timber colour is a bright green when seems unsympathetic with buildings of this type. The grey colour evident prior to the works appears more appropriate, though other more muted colours could be acceptable subject to agreement.

Exposed timbers (internal): The specification describes works as 'prepare all timber, wax and polish'. According to the owner, these timbers are to be grit blasted. If so they should be subject to a sample panel for approval.

Entrance canopies: Both entrances to the 'tearoom' building have had a tiled canopy installed over the door. These do not appear to comply with the

approved drawings and if so should be removed. These are overly domestic features which are inappropriate for the more industrial building types here.

Ian Wightman
Historic Buildings Adviser



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West Sussex, BN17 5LF
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e-mail: planning@arun.gov.uk

McAndrew Martin
Chartered Surveyors
Trafalgar House Acorn Business Park
Norharbour Road
Cosham
Hampshire
PO6 3TH

25th September 2009

Your Ref:

Our Ref: JP/jw

Please ask for
Mr. J. Parsons
Planning Department
Direct Line: (01903) 737773

Dear Mr Martin

Re: Barnham Mill Development, Restoration Specification and Schedule of Works

I refer to the restoration specification and schedule of works submitted.

Clause 5.0 of the legal agreement requires Barnham Windmill Agreement Restoration Specification./ This has been submitted and following consultation with County Architect, Mr Michael Rowan, has been agreed. Therefore the Council formally discharges Clause 5.1.

No doubt you will be aware of the remaining clauses, 5.2, 5.3 and 5.4 which, amongst other matters, requires the works to be carried out in accordance with the Restoration Specification and completed prior to the first occupation of the second dwelling on site.

I hope this information is of assistance. Please do not hesitate to contact me on the above extension if you require any further assistance.

Yours sincerely



Jonathan Parsons
Team Leader West





Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex BN17 5LF
Planning & Building Control General Enquiries
Tel: (01903) 737756 Fax: (01903) 730442
Dx: 57406 Littlehampton
Minicom: 01903 732765
e-mail: planning@arun.gov.uk
website: www.arun.gov.uk/planning

Your Ref: BN/2/11/DOC

Please ask for:

Mr J Baeza

01 June 2012

Mr L Sargeant
McAndrew Martin
One Links House
Fairway Business Centre
Dundas Lane
PO3 5BL

Dear Mr Sergeant

Article 21 of the Town and Country Planning (General Development Procedure) Order 1995
Application for approval of details reserved by condition 2 & 3 on BN/11/07/L
Barnham Windmill Yapton Road, Barnham,

Notification regarding the above application:

Condition Number 3

No development shall take place unless and until details of the construction/operation mechanism and materials of all new joinery have been submitted to and approved by the Local Planning Authority and the new joinery shall be constructed in accordance with approved details.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of amenity and the character and appearance of the Listed Building by endeavouring to achieve a building of visual quality in accordance with policy DEV10 of the Arun District Local Plan.

Decision:

Arun District Council have decided to **REFUSE** details reserved by condition for the following reasons:

there are no details regarding the opening mechanism, measurements, glazing as required by this conditions.

Please do not hesitate to contact the above officer if you require any further assistance.

Yours sincerely



Karl Roberts
Assistant Director Planning Services &
Housing Strategy

docdeci

DRAFT CONDITION(S) CLEARED NOTICE

Mr L Sargeant
McAndrew Martin
One Links House
Fairway Business Centre
Dundas Lane
PO3 5BL

Your Ref: BN/2/11/DOC

Please ask for:

Mr J Baeza

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docdecidft

Pls rehn

b

ACTION SHEET

APPLICATION REF BN/2/11 DOZ OFFICER INITIALS 

MARK UP AS PART OF APPLICATION Y/N DATE RECEIVED

SUBSTITUTE PLANS/FORMS
(Provide details e.g. plan number/type) Y/N DATE RECEIVED

Please scan & attach info to file 28-02-12
Letter, 18/1/12 + Rep/Ordn: Specifications + Schedule of
Works.

SUPPLEMENTARY PLANS Y/N DATE RECEIVED

MINOR AMENDMENT Y/N DATE RECEIVED

RE-ADVERTISEMENT Y/N List No
IF YES, reason for re-advertisement:

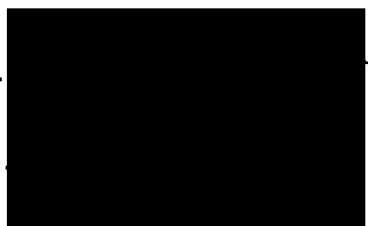
CHANGE DESCRIPTION/ADDRESS Y/N

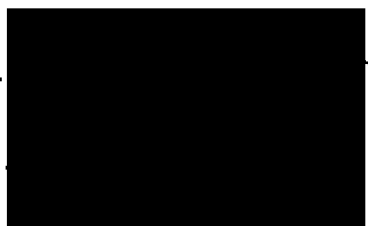
Consult Jan Whiteman

NOTIFY PARISH Y/N

NOTIFY REPS Y/N

IF YES, no. of days to reply.....

OFFICER SIGNATURE  DATED 28-02-12

ACTIONER SIGNATURE  DATED 9.3.12

 Hearsey

From: Lee Sergeant [REDACTED]
Sent: 28 February 2012 08:48
To: Eve Hearsey
Cc: Nikolas Antoniou; Barry Lee
Subject: RE: BN/1/11/DOC & BN/2/11/DOC - DISCHARGE OF CONDITIONS - BARNHAM WINDMILL, YAPTON ROAD, BARNHAM

Attachments: 091p047.27 - AVDC.doc

Good Morning Eve,

Thank you for the below e-mail, however I am very concerned about your comments as following or telephone conversation, I did in fact submit all of the relevant information via both e-mail and hard copy in the post on the 18th January 2012.

I would be most grateful if you could search your inbox and office. I have attached a copy of the letter for information, but would be most grateful if you give me a call to discuss and confirm if it is necessary to submit the information again.

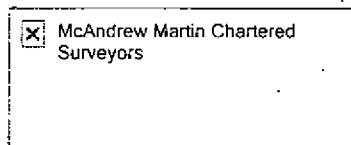
I look forward to hearing from you in the near future.

Kind Regards

Lee

Lee Sergeant BSc (Hons) MRICS

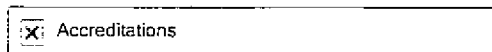
Senior Surveyor



One Links House
 Fairway Business Centre
 Dundas Lane, Portsmouth
 Hampshire. PO3 5BL



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From: Eve Hearsey [mailto:Eve.Hearsey@arun.gov.uk]

Sent: 27 February 2012 17:00

To: Lee Sergeant

Cc: Nikolas Antoniou

Subject: BN/1/11/DOC & BN/2/11/DOC - DISCHARGE OF CONDITIONS - BARNHAM WINDMILL, YAPTON ROAD, BARNHAM

Dear Mr Sergeant

I spoke to you last month regarding the above Discharge of Conditions applications and the fact that no information has been submitted in order to make an assessment of the conditions to be discharged. You informed me that you had the information and you would send it on immediately.

However, it has been some while since our discussion and some 6 months since the applications were submitted, and still no details have been forthcoming.

Therefore in view of this time lapse I can advise you that if no information has been submitted to this office by Monday 5th March, with a covering letter identifying the relevant file references, I will have no alternative but to refuse both of the applications.

Yours sincerely

Eve E Hearsey BA (Hons) Dip TP | Team Leader - Special Projects, Arun District Council | Location: First Floor, Arun

28/02/2012

Ms Eve Hearsey
Planning & Building Control Dept
Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Our ref: 091/P/047.27/LS
Your ref: BN/1/11/DOC & BN/2/11/DOC
18th January 2012

Dear Eve

**RE: PROPOSED RESIDENTIAL DEVELOPMENT AT BARNHAM
WINDMILL – APPLICATION FOR DETAILS RESERVED BY CONDITIONS
ATTACHED TO PLANNING APPROVAL BN/10/07/ & LISTED BUILDING
CONSENT BN/11/07/L**

Further to our recent telephone conversation and Mrs J Grieves letters dated the 14th September 2011 regarding the above project, we respond as follows:

PLANNING APPROVAL BN/10/07

**Condition 02 of the Grant of Planning Permission – Schedule of Finishes and
Samples of Materials.**

Condition 2 has been discharged by Arun District Council on the 14th September 2011.

**Condition 05 of the Grant of Planning Permission – Details of the Construction
Operation and Materials for all new Joinery**

As part of our discussions with Michael Rowan the Conservation Architect it was agreed that the joinery will be treated in a similar way to the roofing and external wall materials in that all joinery will be bespoke and manufactured to match the existing profiles and frame configurations.

Please refer to the attached Restoration Specification and Schedule of Works. Please refer to Mr Jonathan Parsons e-mail dated the 2nd February 2011 listing his and the Listed Building Officers site visit, and confirmation that the Council was willing to formally discharge the condition relating to materials and joinery.

Cont/d

Condition 06 of the Planning Approval – Access Scheme

Please refer to attached drawings 091/P/047/03 B1, 091/P/047/05 D1, 091/P/047/12 B1 and 091/P/047/13 B1 indicating the access to the proposed units including visibility splays. The highway access scheme has been fully approved by West Sussex County Council's Highways Department and we attach a letter from the Highways which the approval letter refers.

The construction of the access highway which incorporates the junction into the site will be in strict accordance with the approved drawings and Specification and when completed the Section 278 Agreement will be fully compliant.

Condition 07 of the Planning Approval – Footway

Please refer to attached drawings 091/P/047/03 B1, 091/P/047/05 D1, 091/P/047/12 B1 and 091/P/047/13 B1 indicating the proposed footway across the frontage of the site. The footway has been fully approved by West Sussex County Council's Highways Department and we attach a letter from the Highways which the approval letter refers.

The construction of the access highway which incorporates the junction into the site will be in strict accordance with the approved drawings and Specification and when completed the Section 278 Agreement will be fully compliant.

Condition 09 of the Planning Permission – Construction of Access Roadway.

I would refer you to the comments made under Item 3 above in that the access roadway and entrance to the site will be completed in strict conformance with the Section 278 Agreement which has been formally agreed in conjunction with the Highways Department. Please refer to attached drawings.

Condition 10 – Details of Parking

We refer you to the attached Drawings Nos. 091/P/047/05 D1, 091/P/047/06 B1 and 091/P/047/14 A1 which details the approved parking layout.

Condition 11 – Details of Turning of Vehicles

Please refer to attached drawings 091/P/047/03 B1, 091/P/047/05 D1, 091/P/047/12 B1 and 091/P/047/13 B1 indicating the proposed site layout with sufficient turning area for vehicles

Cont/d

LISTED BUILDING CONSENT BN/11/07/L

Condition 02 of the Grant of Planning Permission – Schedule of Finishes and Samples of Materials.

Condition 2 has been discharged by Arun District Council on the 14th September 2011.

Condition 05 of the Grant of Planning Permission – Details of the Construction Operation and Materials for all new Joinery

Any damage caused by the fabric of the building will be made good to the satisfaction of the Local Authority. The Local Authority will be required to visit site on completion of the works.

We trust that the above is satisfactory and we look forward to receipt of your comments and approvals in the near future, if however should you require any further information or wish to discuss the project, please do not hesitate to contact me.

Yours sincerely

For and on behalf of McAndrew Martin

L. Sergeant BSc (Hons) MRICS
Chartered Surveyor

Encs. West Sussex County Council Letter dated 10th August 2009 – Confirmation that the Highways Design is Acceptable.

Drawing No's 091/P/047/03 B1, 091/P/047/05 D1, 091/P/047/06 B1,
091/P/047/12 B1, 091/P/047/13 B1 and 091/P/047/14 A1,

Restoration Specification and Schedule of Works