

## Nicola Oktay

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**From:** Brian Banister [REDACTED]  
**Sent:** 21 September 2025 10:15  
**To:** Planning.Responses  
**Subject:** Arun Conservation Area Advisory Panel comments on applications

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Hello,

The **Arun Conservation Area Advisory Panel** wish the following comments to be taken into account in the determination of the applications:

### **BN/97/25/PL - Land off Church Lane, Barnham**

#### **Objection**

In the Council's Supplementary Planning Guidance (Conservation Areas) reference is made in the description of the Barnham CA to the importance of the fields between the rife and Church Lane to the rural character of the settlement.

Sufficient open space will exist between the built form of the new housing site to the northwest and the conservation area to retain the rural setting of the latter.

The fields, the subject of the application, make a considerable contribution to the heritage significance of the settlement as reminders of its agrarian past.

The introduction of structures, buildings, hardstandings, alterations to natural contours, etc will totally change the character of the site from rural to urban and will detract materially from the setting and heritage significance of the conservation area.

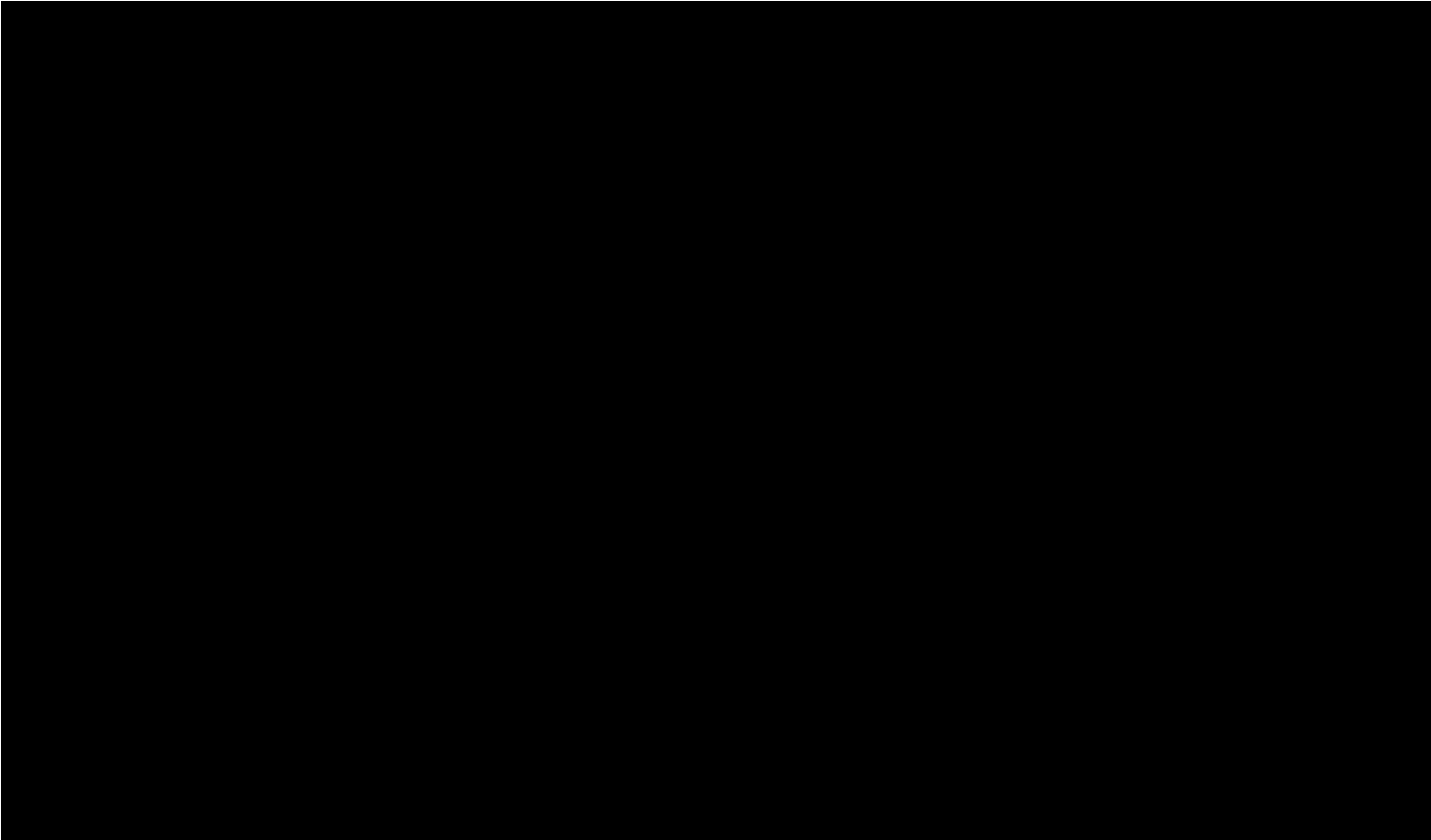
The open nature of the application site has been compromised by the planting of inappropriate laurel hedging but this does not alter its essential rural character.

The Panel was also concerned that the turning circles required for vehicles entering and exiting the site could possibly necessitate the widening of the existing access points, leading to the loss of parts of the boundary flint walling which is an important feature of this essentially rural conservation area.

In conclusion, the opinion of the Panel is that the proposal conflicts with the relevant paragraphs of the NPPF and policies contained in the ADLP relating to the protection of conservation areas.

It is stressed that the Panel's remit extends solely to the consideration of the effect of proposals on the character and appearance of conservation areas, and to no other planning matters.

Note: Nicholas Wiltshire declared an interest in the application, left the meeting room, and took no part in the Panel's consideration of the application.



Kind regards,  
Brian Banister MRTPI(Rtd), GradDiplConsAA.  
On behalf of ACAAP