

Application for Planning Permission.
Town and Country Planning Act 1990

Publication of applications on planning authority websites.

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

1. Site Address

Number	
Suffix	
Property name	St Marys Roman Catholic School
Address line 1	Glamis Street
Address line 2	
Address line 3	
Town/city	Bognor Regis
Postcode	PO21 1DJ

Description of site location must be completed if postcode is not known:

Easting (x)	493779
Northing (y)	99267

Description

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2. Applicant Details

Title	Mrs
First name	Sarah
Surname	Brown
Company name	St Mary's Catholic Primary School
Address line 1	St Mary's Catholic Primary School
Address line 2	
Address line 3	
Town/city	BOGNOR REGIS
Country	United Kingdom

2. Applicant Details

Postcode

PO21 1DJ

Are you an agent acting on behalf of the applicant?

☐ Yes ☒ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

No Agent details were submitted for this application

4. Site Area

What is the measurement of the site area?
(numeric characters only).

5000.00

Unit

Sq. metres

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

We are a Catholic Primary School based in the centre of Bognor Regis with 312 pupils. We have a good sized school field at the rear of our school building, which we would like to make improvements to. Aside from a small amount of trim trail items, and a concrete games area, we have very little equipment on the field, and as such we would like to add a MUGA (Multi Use games Area) with an artificial grass pitch, Daily Mile Track and Clamber Stack.

Our hope is to install the Daily Mile Track and Clamber Stack around the perimeter of the school field. We would like to redevelop our current bible garden (located to the northern end of the site to the rear of the existing concrete games area) which is currently overgrown and not used, into the area for the MUGA to be installed.

Due to the siting of the MUGA, Daily Mile Track and Clamber Stack, they will not encroach onto the existing playing field. Sports England have been consulted and are in agreement with our plans subject to there being no negative impact on our football pitch. We can confirm that there will be no impact, and will now consult formally with Sport England as part of this application.

Measurements/specifics as follows:

- Forest Climber to be placed on top of existing playing field, with a safety flooring installed;
- Daily Mile track to be installed around the perimeter of the school field, a total length of 1m x 215m;
- MUGA to be installed on an area that is currently a bible garden, and not used as part of the playing field. Measurements – 18.5m x 15m. This area is currently heavily planted, and fenced off from the current playing area, therefore space to play is not being lost.

Has the work or change of use already started?

☐ Yes ☒ No

6. Existing Use

Please describe the current use of the site

The site is currently being used as a school playing field, with concrete games area. Pupils access the field during break, lunchtime and for after-school clubs.

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

☐ Yes ☒ No

Land where contamination is suspected for all or part of the site

☐ Yes ☒ No

A proposed use that would be particularly vulnerable to the presence of contamination

☐ Yes ☒ No

7. Materials

Does the proposed development require any materials to be used externally?

☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material):

Boundary treatments (e.g. fences, walls)	
Description of existing materials and finishes (optional):	The MUGA is to be located in a current bible garden area, which is fenced off on 1 side with 3m metal fending (Find it Out Centre side), 1 side with a brick/stone wall (Hotham Park side) and on two sides with a low wooden fence.
Description of proposed materials and finishes:	We are proposing an all round 3m tall green metal fencing. This will ensure that activities taking place in the MUGA are safe and secure, and balls are not lost over the fence into Hotham Park/Find it Out Centre.

Other Flooring	
Description of existing materials and finishes (optional):	currently heavily planted and overgrown
Description of proposed materials and finishes:	The MUGA will have artificial grass flooring appropriate for a multi-use games area. The flooring will be marked as you would expect for a games area to allow for team sports.

Other Daily Mile Track	
Description of existing materials and finishes (optional):	Currently grass playing field
Description of proposed materials and finishes:	Grass will be dug out and replaced with green coloured all-weather artificial grass. There will be some coloured signage added e.g. start / stop etc.

Other Clamber Stack	
Description of existing materials and finishes (optional):	Currently grass playing field
Description of proposed materials and finishes:	A wooden climbing frame will be installed on appropriate safety flooring. The climbing frame will include some netting, ropes etc.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☒ Yes ☐ No

If Yes, please state references for the plans, drawings and/or design and access statement

STMARYS1
STMARYS2
STMARYS3

8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

☒ Yes ☐ No

Is a new or altered pedestrian access proposed to or from the public highway?

☒ Yes ☐ No

Are there any new public roads to be provided within the site?

☒ Yes ☐ No

Are there any new public rights of way to be provided within or adjacent to the site?

☒ Yes ☐ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

☒ Yes ☐ No

9. Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces? ☐ Yes ☐ No

10. Trees and Hedges

Are there trees or hedges on the proposed development site? ☐ Yes ☐ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? ☐ Yes ☐ No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Check the location on the Government's Flood map for planning. You should also refer to national standing advice and your local planning authority requirements for information as necessary.) ☐ Yes ☐ No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ☐ Yes ☐ No

Will the proposal increase the flood risk elsewhere? ☐ Yes ☐ No

How will surface water be disposed of?

☒ Sustainable drainage system

☐ Existing water course

☐ Soakaway

☐ Main sewer

☐ Pond/lake

12. Biodiversity and Geological Conservation

Is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.

a) Protected and priority species:

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☐ No

b) Designated sites, important habitats or other biodiversity features:

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☐ No

c) Features of geological conservation importance:

- ☐ Yes, on the development site
☐ Yes, on land adjacent to or near the proposed development
☐ No

13. Foul Sewage

Please state how foul sewage is to be disposed of:

- ☐ Mains Sewer
- ☐ Septic Tank
- ☐ Package Treatment plant
- ☐ Cess Pit
- ☐ Other
- ☐ Unknown

Are you proposing to connect to the existing drainage system?

☐ Yes ☐ No ☐ Unknown

14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

☐ Yes ☐ No

Have arrangements been made for the separate storage and collection of recyclable waste?

☐ Yes ☐ No

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

☐ Yes ☐ No

16. Residential/Dwelling Units

Please note: This question has been updated to include the latest information requirements specified by government. Applications created before 23 May 2020 will not have been updated, please read the 'Help' to see details of how to workaround this issue.

Does your proposal include the gain, loss or change of use of residential units?

☐ Yes ☐ No

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?
Note that 'non-residential' in this context covers all uses except Use Class C3 Dwellinghouses.

☐ Yes ☐ No

18. Employment

Are there any existing employees on the site or will the proposed development increase or decrease the number of employees?

☐ Yes ☐ No

19. Hours of Opening

Are Hours of Opening relevant to this proposal?

☐ Yes ☐ No

20. Industrial or Commercial Processes and Machinery

Does this proposal involve the carrying out of industrial or commercial activities and processes?

☐ Yes ☐ No

Is the proposal for a waste management development?

☐ Yes ☐ No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

21. Hazardous Substances

Does the proposal involve the use or storage of any hazardous substances?

☐ Yes ☐ No

22. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☒ Yes ☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title	Ms
First name	Amber
Surname	Willard
Reference	PAA/85/20

Date (Must be pre-application submission)

28/09/2020

Details of the pre-application advice received

Pre-Application Advice confirmed:

The proposal seeks various additions to the site, including a Multi-Use games Area which will consist of an artificial grass pitch. The MUGA is to be located to the northern end of the site, to the rear of the existing concrete games area. A daily mile track is to be sited around the existing field with the clamber stack nearby. The structures are not considered excessive in scale and would have an acceptable visual appearance given the existing use of the site and comply with D DM1 of the Arun Local Plan.

The additions proposed are sited to an existing field where school activity would already take place. The use of the field is likely to have allocated times such as during lunch break and it is not considered the additional of the MUGA, mile track and clamber stack would create levels of noise over and above that which is already achieved from the existing use. It is not considered that the additions would result in an increase in noise above that which is already achieved and is not considered to result in additional harm to neighbouring amenity in accordance with D DM 1 (3) of the Arun Local Plan.

The proposal is in close proximity to a number of Listed Buildings to the west of the site on Glamis Street, however, the additions proposed are relatively minor in nature and are not considered to adversely impact the setting.

The proposal is situated outside of the Conservation Area, although in relatively near proximity. Due to the scale of the proposal, it is not considered to adversely impact the setting of the Conservation Area.

The siting of the MUGA appears in relatively close proximity to trees. It does not appear as these are protected however the impact upon the trees will need to be assessed.

Due to the siting of the MUGA, mile track and clamber stack, they do not appear to encroach onto the existing playing field. Sport England have not been consulted at this stage however within the application the applicant has stated that Sport England only concern is that the existing football pitches are not impacted. From the details submitted this appears to comply, however, should ensure this is the case should an application be submitted.

CONCLUSION - Based on the above comments I conclude that were an application for planning permission be submitted it would be likely to be approved.

24. Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☒ Yes ☐ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

25. Ownership Certificates and Agricultural Land Declaration

I certify/The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
- ☒ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years to run. ** 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990.

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant	WSCC
Number	
Suffix	
House Name	
Address line 1	County Hall
Address line 2	
Town/city	Chichester
Postcode	PO19 1RG
Date notice served (DD/MM/YYYY)	02/10/2020

Person role

- ☒ The applicant
- ☐ The agent

Title	Mrs
First name	Sarah
Surname	Brown
Declaration date (DD/MM/YYYY)	26/01/2021

☒ Declaration made

26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application)	26/01/2021
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