



From: Michael Eastham <Michael.Eastham@arun.gov.uk>
Sent: 12 November 2019 08:08
To: Planning.Responses <Planning.Responses@arun.gov.uk>
Subject: FW: EG/22/19/OUT

Please upload onto Ocella the email below from the ADC Conservation Officer for EG/22/19/OUT.

Thanks,

Michael

From: Martyn White <Martyn.White@arun.gov.uk>
Sent: 11 November 2019 17:34
To: Michael Eastham <Michael.Eastham@arun.gov.uk>
Subject: EG/22/19/OUT

EG/22/19/OUT

The application relates to a development of 28 dwellings and associated landscaping/infrastructure. The application site fronts on to Barnham Road and consists of a mixture of residential and paddock land.

A comprehensive heritage statement has been prepared by consultants on behalf of the applicant which considers a range of heritage assets local to the site. This document provides an excellent analysis of the heritage assets and the impact of the proposal upon them. This document has been reviewed and the contents noted as part of the assessment of this application. It should be noted that the contents of this document will not be replicated here.

A number of designated heritage assets have been identified in the local area by the LPA, including:

- Eastergate Conservation Area
- Parish Church of St George
- Manor Farmhouse: 1353881
- Barn and Cart Shed at Manor Farm to the south-west of the farmhouse
- Granary/Outbuildings at Manor Farm to the north-west of the farmhouse
- Eastergate House

These are considered to be of archaeological, aesthetic and historic significance.

The location of the application site, along with existing vegetation screening and the potential layout of the site mean that the impact of the development on the various heritage assets, would be extremely limited. As a consequence, it is considered that it would fall well below the threshold of 'less than substantial' harm.

As a consequence, the application should be determined in accordance with the relevant policies within the Development Plan, along with these comments.

You will also need to take into account the contents of the Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended).