

APPENDIX 13.3

CUMULATIVE SCHEMES

Appendix 13.3: Cumulative Schemes

Scheme Name & Application No.	Scheme Details	Status	Approximate Agricultural Land Take (ha)					
			Grade 1	Grade 2	Grade 3a	Grade 3b	Grade 4	Grade 5
Yapton								
Land to the south of Ford Lane East of North End Road, Yapton Ref: Y/80/16/OUT	Outline planning application with some matters reserved for 4.5 hectares of residential development comprising 3.4 hectares of land for up to 100 dwellings (up to 30 (30%) affordable housing) together with 1.1 hectares of land set aside for public open space and strategic landscaping and 2.2 hectares of public open space and green corridors with vehicular access from Ford Lane and pedestrian/cycle access only from North End Road. This application is a Departure from the Development Plan.	(Appealed – APP/C3810/V/16/3158261)	-	6.7 ⁱ	-	-	-	-
Land off Burndell Road, Yapton Ref: Y/19/16/OUT	Outline application for the development of a maximum of 108 No. residential dwellings, vehicular access from Burndell Road, public open space, ancillary works & associated infrastructure.	(Appealed – APP/C3810/V? 16/3158261)	-	2.32 ⁱⁱ	1.3 ⁱⁱ	-	-	-
Land at Bilsham Road, Yapton Ref: Y/91/17/OUT	Outline application for the development of up to 250 residential dwellings (Class C3), vehicular access, public open space, ancillary works and associated infrastructure. Part of strategic housing allocation in the Local Plan - Yapton (SD7)	Pending Decision	-	7.8 ⁱⁱⁱ	3.8 ⁱⁱⁱ	-	-	-
Land east of Drove Lane, Yapton Ref: Y/92/17/OUT	Outline application with all matters reserved save access, for up to 300 dwellings, link road, surface drainage, open space and landscaping. Part of strategic housing allocation in the Local Plan - Yapton (SD7)	Pending Decision	12.4 ^{iv}	-	-	-	-	-

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Bonhams Field Main Road Yapton Ref: Y/1/17/OUT	Outline Application with some matters reserved for the erection of 56 No. dwellings with associated open space and creation of new access. This application is a Departure from the Development Plan.	Approved	3.2 ^v	-	-	-	-	-
Land at Stakers Farm North End Road Yapton Ref: Y/44/17/OUT	Outline Planning Application for 70 No. residential dwellings including 30% affordable, public open space & associated landscaping. All matters to be reserved apart from Access. This application is a Departure from the Development plan.	Approved	3.0 ^{vi}	-	-	-	-	-
Clays Farm North End Road Yapton Ref: Y/62/18/OUT	Outline application with some matters reserved (appearance, landscaping, layout & scale) for 33 No. residential dwellings, access, landscaping & associated works. This application is a Departure from the Development Plan.	Pending Decision	-	1.67 ^{vii}	-	-	-	-
Land North of Yapton C of E Primary School North End Road Yapton Ref. Y/88/18/OUT	Outline application with some matters reserved for the erection of 38 No. dwellings. This application affects a Public Right of Way.	Pending Decision	-	1.64 ^{viii}	-	-	-	-
Land at Street Buildings North End Road Yapton BN18 0DT Ref. Y/49/17/OUT	Outline application with some matters reserved for the demolition of all existing structures & redevelopment of the site with up to 45 dwellings (30% affordable (up to 14)) & 0.3 hectares of landscaped open space with vehicular access from Maypole Lane & pedestrian/cycle access only from North End Road. This application is a Departure from the Development Plan & may affect the setting of a listed building.	App Cond with S106		1.87 ^{ix}				

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Ford								
Land to the South of Ford Lane, Ford Ref: F/4/18/PL	Salt storage building, office building, parking & turning area & open storage areas for highways maintenance depot.	Approved	-	0.6 ^x (excluding existing site access)	-	-	-	-
Land at Wicks Farm, Ford Lane, Ford Ref: F/18/17/WS	Proposed installation of a digestate lagoon approved under planning permission WSCC/061/16/F (WSCC/026/16/F as amended).	Approved	1.1 ^{iv}	-	-	-	-	-
Land south of Burndell Road, Yapton Ref: F/7/15/OUT	Outline application for residential development comprising 45 dwellings.	Approved	-	2.4 ⁱ	-	-	-	-
Arun DC Secondary School Site (location to be confirmed)	A new 10 form entry secondary school to accord with Policy INF SP2 of the recently adopted ADC Local Plan.	TBC	-	10.0 ^{xi}	-	-	-	-
The Ford Market Application	The Ford Market Application.	TBC	-	1.65 ^{xii}	-	-	-	-
Climping								
Land At Northwood Farm, Burndell Road, Yapton Ref: CM/6/18/PL	Change of use to develop a concrete batching plant, with associated infrastructure, site offices & parking Site is concreted and therefore not agricultural land ^{xiii} .	Approved	-	-	-	-	-	-
West Sussex								
Waste Treatment Facility, Circular	Proposed new access road.	Pending Decision	-	0.74 ^{xiv}	-	-	-	-

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Technology Park, Ford Ref: WSCC/027/18/F								
Total			19.70	37.39	5.10	0	0	0

ⁱ Post 1988 Agricultural Land Classification (England), Natural England (2018), *MAGIC*, Retrieved from <http://magic.gov.uk/> in August 2018

ⁱⁱ ADAS (2015), *Agricultural Land Classification: Land at Burndell Road, Yapton*

ⁱⁱⁱ ADAS (2017), *Agricultural Land Classification: Land at Bilsham Road, Yapton*

^{iv} Provisional Agricultural Land Classification Maps, Natural England (2018), *MAGIC*, Retrieved from <http://magic.gov.uk/> in August 2018

^v Bruton Knowles (2016), *Agricultural Assessment in relation to Bonhams Field, Yapton, West Sussex*

^{vi} Provisional Agricultural Land Classification Maps, Natural England (2019), *MAGIC*, Retrieved from <http://magic.gov.uk/> in February 2019

^{vii} Post 1988 Agricultural Land Classification (England), Natural England (2019), *MAGIC*, Retrieved from <http://magic.gov.uk/> in February 2019

^{viii} Post 1988 Agricultural Land Classification (England), Natural England (2019), *MAGIC*, Retrieved from <http://magic.gov.uk/> in February 2019

^{ix} Post 1988 Agricultural Land Classification (England), Natural England (2019), *MAGIC*, Retrieved from <http://magic.gov.uk/> in February 2019

^x Within the Ford Airfield site - area covered by the ADAS ALC survey

^{xi} Partly within original area covered by ADAS ALC survey, assumed to be all Grade 2.

^{xii} Within original area covered by the ADAS ALC survey

^{xiii} Integrated Skills (2018) *Planning Statement: Part of Former Runway, land to the West of Lorry Park, Burndell Road, Climping*

^{xiv} Within the Ford Airfield site - area covered by the ADAS ALC survey