

Recommendation Report for County Matter Consultation**REF NO:** LU/39/14/**LOCATION:** Lyminster Primary School
Wick Road
Littlehampton**PROPOSAL:** Application under Regulation 3 of the Town & Country Planning General Regulations 1992 for replacement of existing grassed area with artificial turf -
This application will be determined by West Sussex County Council**SITE AND SURROUNDINGS**

DESCRIPTION OF APPLICATION	The proposal relates to the provision of artificial turf in lieu of part of the existing turfed area in 2 sections measuring 7.3m by 2.1m and 3m by 0.9m (a total of 492sq m) on Worthing Road side of the site. The area is currently used for outdoor play and will remain as such. The change in surface is required to address the increasing demand from an increase in pupil number for a non muddy outdoor play area in the winter.
SITE AREA	0.43 hectares
RESIDENTIAL DEVELOPMENT DEN	N/A
TOPOGRAPHY	Predominantly flat
TREES	None of any significance affected by the proposed development.
BOUNDARY TREATMENT	Close boarded fencing, stone walling and landscaping.
SITE CHARACTERISTICS	Small infant school
CHARACTER OF LOCALITY	Mixed residential and commercial uses adjoining the site

RELEVANT SITE HISTORY

LU/204/11/	Application under Regulation 3 of the Town & Country Planning General Regulations 1992 for erection of 3m high ball fence to school playground. This application will be determined by West Sussex County Council	No Objection 04-08-2011
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None

REPRESENTATIONS**Representations received:**

None

Comments on Representations received:

None

CONSULTATIONS

Consultations responses received:

None

Comments on Consultation responses:

Comments noted

POLICY CONTEXT

Designation applicable to site:

Within Built Up Area

Class A Road

DEVELOPMENT PLAN POLICIES

Arun District Local Plan 2003: [GEN7](#) The Form of New Development

Publication Version of the
Local Plan - Excluding the
Spatial Portrait, Employment,
Housing Allocations,
Transport, Monitoring and
Implementation sections
(February 2014): D SP1 Design

PLANNING POLICY GUIDANCE

NPPF

National Planning Policy Framework

POLICY COMMENTARY

The above policies combine to describe the criteria against which the application will be assessed particularly with regard to visual and residential amenity.

DEVELOPMENT PLAN AND/OR LEGISLATIVE BACKGROUND

It is considered that there are no other material considerations to warrant a decision otherwise than in accordance with the Development Plan and/or legislative background.

OTHER MATERIAL CONSIDERATIONS

It is considered that there are no other material considerations to warrant a decision otherwise than in accordance with the Development Plan and/or legislative background.

CONCLUSIONS

This is a Regulation 3 planning application submitted to West Sussex County Council (WSCC) who will determine the application. Arun District Council is a consultee only for the application and it is not the role of Arun District Council to make a decision on the application.

The proposed artificial turf would look the same as the existing grass and play facilities would be enhanced by increased winter provision. The area is adjacent to the grassed play area. There would be no increase in noise and activity close to the residential property to the east since this area is already used for play. There would be no adverse effect on the residential amenities of

nearby properties or visual amenity. The area would still appear to be grass and is not easily visible from outside the site.

It is therefore recommended that no objections are raised to the proposal.

RECOMMENDATION

NO OBJECTION