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Subject: Pagham responses

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Please be advised that Pagham Parish Council considered the following applications at a meeting of the Planning Committee Advisory Group held on 7th September. In accordance with a scheme of delegation in place from 4th May 2021, the Clerk makes the following comments on behalf of the Council:

6.1 P/115/21/HH – 35 Cardinals Drive Pagham PO21 4QD. Removal of existing conservatory and erection of new rear conservatory.

NO OBJECTION. Cllr Mrs Behr abstained.

6.2 P/116/21/HH – 7 Downlands Close Pagham PO21 3QA. Hip to gable loft conversion with 2 x dormers. NO OBJECTION.

6.3 P/117/21/PL – Sefter Farm Pagham Road Pagham PO213PX. Construction of a new packhouse including relocation of parking area and landscaping. This site may affect the setting of a listed building and is in CIL Zone 5 (zero rated) as other development.

Whilst the Parish Council was not minded to formally object to the application, it did wish to draw the LPA's attention to the following matters:

- Whilst the application states a reduction of 24 vehicle movements by third parties to and from the site, stock still has to be brought to the site for processing and therefore it is not a true picture of the impact of the

application. The size of the new packhouse and the stated intention to automate the business will lead to an expansion of production and ultimately this will lead to more vehicles arriving and leaving the site over time.

- The Council is concerned by the additional number of accesses and vehicles planned for Pagham Road. A new access was recently approved on the Little Sefter Farm site, and one is proposed for the site at Hook Lane. The cumulative impact must be considered. Local experience demonstrates the Pagham Road is already congested, particularly at peak travel times, and plans such as this will only add to the delays residents currently endure.

6.4 P/121/21/HH – 80 Hook Lane Pagham PO21 3PE. Erection of a flat roof rear extension. OBJECT. Council consider this application to represent an overdevelopment of the site given the size and scale of the proposed garden room. The Council also has concerns that the development will lead to a loss of sunlight in the garden of the adjoining property. These issues are contrary to the provisions of Section M.01 of the Arun Design Guide.

Best wishes



Nicola Swann
Clerk & RFO
Pagham Parish Council

