ALDINGBOURNE PARISH COUNCIL

MINUTES of the Planning Meeting of the Aldingbourne Parish Council held on Tuesday 13 October 2026 at 7.00pm at Aldingbourne Community Sports Centre, Olivers Meadow, Westergate PO20 3YA.

Members: Cllr Sue Foott (Chair of the parish council and the planning committee)
Cllr Richard Rickard
Cllr Charles Brown
Cllr Ron Flitter

In attendance: Marie Singleton – Parish Clerk.

There was one member of the public in attendance.

1379 A**genda item 1 - Apologies for Absence**
Cllr Katherine Jarman (personal), Cllr Anita Lawrence (illness).

1380 **Agenda item 2 - Declarations of Interest**
Nothing to declare.

1381 **Agenda item 3 - Public Participation**
A resident was in attendance to advise that on footpath 299 58 dog bags had been litter picked because of them being left in the hedgerow. A request was made that ADC install bins at both ends of the footpath. The Clerk will write to ADC.

1382 **Agenda item 4 - Approval of the Minutes of Planning Committee held 4 August 2026**
The minutes of the Planning Committee Meeting held 4 August 2026 were unanimously approved. Proposed by Cllr Brown, seconded by Cllr Flitter. Cllr Foott signed the minutes as Chair of the Planning Committee.

1383 **Agenda item 5 - Matters arising from the Minutes of the meeting held 4 August 2026**
To consider any matters arising solely from the minutes relating to the meeting held on 4 August 2026.

It was noted that a response to the Strategic Infrastructure letter sent to ADC had been received and circulated to councillors and Steve Tilbury 01.09.26. It was agreed that nothing further could be done at this point.

It was noted that Mark Warwick the Tree Officer at ADC had responded to the survey provided by the parish council on potential trees in Hook Lane that could be considered for TPO's, a report had been circulated to councillors that show the trees that have been recommended to the planning department to action.

1384 **Agenda item 6 – Chair's Report**

Cllr Foott advised councillors on the following:-

Land rear of Meadow Way development - to confirm that there is no construction management plan in place now, but this will be provided now that the reserved matters application has been approved. There are problems with the demolition of one of the homes which is required to allow access to the site due to issues with the party walls and there is herras fencing in place whilst this is resolved. WSCC Sue Wallsgrove is dealing with all matters relating to the development including any breaches. The ecology survey has been completed, and surveyors have now left the site.

Hazeldene - enforcement officers are dealing with this development along with the movement of signs in the vicinity of this site.

Aldingbourne House - a resident in one of the cottages has replaced the windows with PVC without permission and again this is being managed by the ADC enforcement team.

Woodgate Close development - damage has occurred to the pavements because of lorries needing to mount the pavement to avoid cars that are being parked at the junction. WSCC Highways are involved and have agreed to repair the damage. Cllr Foott has visited the site and spoken to the manager, he is handing enquiries from residents with professionalism and sympathy and as requested they are sweeping and washing the road on a daily basis, unfortunately this is having the effect of damaging the road surface but they are keen to comply and abide by residents wishes. As previously advised, there are no breaches of conditions at the site, which have been visited several times by ADC along with Cllr Sue Foott and WSCC councillor Sue Wallsgrove, with the management of the site by Lovells being seen as exemplary.

1385 **Agenda item 7 – Planning Correspondence**

All the planning related correspondence was noted, and any responses agreed as appropriate.

- It was noted that the Clerk has not responded to ADC on planning decisions as per the previous minutes following information provided by our Planning Consultant.
- WSCC Highways, transport, and planning newsletter – circulated 01.09.26 & 28.09.26 and put on the website and social media platforms.
- WSCC PROW change to Public Rights of Way reporting – circulated 01.09.26 and put on the website and social media platforms.
- WSCC Climate Change Consultation – circulated 18.08.26.
- WSCC response regarding new bus shelters on AL/76/26/NMA – circulated 05.10.26.
- SDNPA Newsletter – circulated 15.09.26.
- Chichester Local Plan Scoping Consultation – circulated 18.09.26.
- Tangmere Neighbourhood Plan review regulation 14 consultation – circulated 18.08.26.
- Letter from Fairthorn Consultancy – Land west of Woodgate Nurseries community consultation – circulated 21.08.26.

- WSCC Highways Development Management role of Highway Authority in the Planning Process – briefing 12.11.26 – circulated 17.09.26.
- E-mail from resident regarding Slindon Bottom Pit and selling of the land with the new owners clearing the land – response sent with information on ADC planning enforcement – circulated 10.09.26. It has been found that the new owner is operating the site appropriately and this is being monitored by ADC.
- E-mail from resident 18.09.26 regarding work being undertaken rear of Hazeldene, Nyton Road, WSCC Cllr Sue Wallsgrove involved, and this matter is with the enforcement team at ADC.

1386 **Agenda item 8 - To receive an update regarding the Aldingbourne Neighbourhood Plan**

Nothing new to note.

1387 **Agenda item 9 - To note matters relating to the current BEW Masterplan and management of the Strategic Allocation process.**

Meeting due to take place 11.11.26.

1388 **Agenda item 10 – ABE Community Land Trust (CLT)**
ABE CLT AGM 22.09.26 – report circulated to councillors 23.09.26 by Cllr Richard Rickard.

1389 **Agenda item 11 – To discuss any recent Planning Applications as noted below**
Application Number: AL/74/26/HH– deadline 15.10.26

Address: Tinkerbell, Hook Lane, Aldingbourne

Application details: Hip to gable roof extensions including increase in ridge height, front, and rear dormers, rooflight and new front porch.
NO OBJECTION by all councillors as along as ANP policy EH10 Dark Skies Policy is adhered too.

Application Number: AL/75/26/HH– deadline 15.10.26

Address: Fig Tree House, Littleheath Road, Aldingbourne

Application details: New detached single storey triple bay garage and storage superstructure plus PV replacement panels.
NO OBJECTON by all councillors.

Application Number: AL/78/26/S73 - deadline 15.10.26

Address: Land West of Ryefield Farmhouse, Oak Tree Lane, Woodgate

Application details: Application under section 73 of the Town and Country Planning Act 1990 for the variation of condition 6 following the grant of AL/31/22/PL to amend the trigger from pre-commencement to pre-occupation.
OBJECTION by all councillors, the parish council objects to the variation of condition 6 and agrees with the recommendations of ADC to refuse the variation, as all drainage should be in place and completed prior to pre-commencement and not pre-occupation.

1390 **Agenda item 12 - To note any recent planning decisions**

Application Number: AL/55/26/HH

Address: 37 Ivy Close, Westergate

Application details: Partial demolition of existing conservatory and replacement single storey rear extension.
APPROVED 03.09.26

Application Number: AL/56/26/HH

Address: 32 Ivy Lane, Westergate

Application details: Rear and side single storey extension to dwelling.
APPROVED 02.09.26.

Application Number: AL/39/26/HH

Address: Long Meadow, Dukes Lane, Fontwell

Application details: Detached annexe with basement storage.
REFUSED 03.08.26.

Application Number: AL/41/26/HH

Address: Karenza, Hook Lane, Aldingbourne

Application details: Single storey side extension, roof extension to facilitate conversion of loft to habitable use including 2 no front dormers and new front canopy.
APPROVED 29.07.26.

Application Number: AL/43/26/A

Address: Nyton Road, Westergate

Application details: Erection of 1 no internally illuminated double sided digital advert.
REFUSED 29.07.26 and APPEALED 29.09.26 – PARISH COUNCIL UNABLE TO COMMENT FURTHER FOLLOWING CHANGES TO APPEALS PROCESS SYSTEM – ADC ADVISED 29.09.26.

Application Number: AL/46/26/S73

Address: Plot 3 (not yet constructed) Fontwell Avenue, Eastergate PO20 3RU
Application details: Variation of condition following the grant of AL/114/24/S73 relating to approved plans, vehicular access and pedestrian crossing and visibility splays.
APPROVED 27.08.26.

Application Number: AL/45/26/S73

Address: Pig Pen and House not competed yet (plot 2) Fontwell Avenue, Eastergate PO20 3RU
Application details: Variation of condition following the grant of AL/114/24/S73 relating to approved plans, vehicular access and pedestrian crossing and visibility splays.
APPROVED 27.08.26.

Application Number: AL/44/26/S73

Address: Laurel Rise and Grey Stables, (former plot 1) Fontwell Avenue, Eastergate PO20 3RY
Application details: Variation of condition following the grant of AL/114/24/S73 relating to approved plans, vehicular access and pedestrian crossing and visibility splays.
APPROVED 27.08.26.

Application Number: AL/47/26/HH deadline 16.07.26

Address: Tara, Norton Lane, Norton
Application details: Proposed two-storey side extension, two storey rear extension, single story rear extension, front porch, and new roof.
APPROVED 03.08.26.

Application Number: WSCC/024/26 deadline 27.07.26

Address: Aldingbourne Primary School
Application details: Partially retrospective application for the installation of a modular building and associated works.

APPROVED 24.09.26.

Application Number: AL/27/26/RES
Address: Land West of Lidsey Road (A29) Lidsey PO20 9RG

Application details: Approval of reserved matters following outline consent AL/70/23/OUT for the development of 155 No residential dwellings with associated parking, landscaping, open space (including play areas), infrastructure, works, and demolition of existing

structures. This application is a Departure from the Development Plan and is in CIL Zone 3 and is CIL Liable as new dwellings.
APPROVED 30.09.26 with 10 conditions.

Application Number: AL/20/26/PL

Address: Land at West Barn Old Dairy Lane, Norton PO20 3AF

Application details: Demolition of existing tennis court and erection of a commercial building (within Use Class E(g)), parking, landscaping and other associated works (resubmission following AL/107/25/PL This application is a departure from the Development Plan, may affect the character and appearance of the Norton Lane, Norton Conservation Area and is in CIL Zone 3 (Zero Rated) as other development.
APPROVED 02.09.26 with 19 conditions.

Application Number: AL/35/26/RES

Address: Land rear of Meadow Way, Westergate

Application details: Approval of reserved matters following outline consent AL/178/22/OUT for appearance, landscaping, layout and scale for the construction of 89 No residential dwellings, together with open space, landscaping and associated infrastructure, with access taken from Meadow Way (resubmission following AL/137/24/RES). This application is a Departure from the Development Plan and is in CIL Zone 3 and is CIL Liable as new dwellings.
APPROVED 23.09.26 with 11 conditions.

1391 **Agenda Item 13 - Date of next meeting – Tuesday 10 November 2026 at 7.00 pm.**

Meeting finished 7.45 pm.

Signed ..... (Chair of the Planning Committee)

Date .....

PLEASE NOTE THESE MINUTES ARE IN DRAFT AND SUBJECT TO AMENDMENT UNTIL APPROVED AT THE NEXT PLANNING MEETING TO BE HELD ON TUESDAY 13 NOVEMBER 2026.