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1 December 2023

Planning and Rights of Way Committee

A meeting of the Committee will be held at **10.30 am** on **Tuesday, 5 December 2023** at **County Hall, Chichester, PO19 1RQ**.

The meeting will be available to watch live via the Internet at this address:

<http://www.westsussex.public-i.tv/core/portal/home>

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Agenda

6. **Agenda Update Sheet** (Pages 3 - 6)

To consider updates to the following:

Agenda Item 4. Report by Head of Planning Services to be determined:-

Planning application:

WSSC/021/23 - Regularisation, consolidation and extension to the existing waste transfer facility including an increase in throughput of waste at Recycle Southern Ltd, Elbridge Farm, Chichester Road, Bognor Regis, PO21 5EF

To all members of the Planning and Rights of Way Committee

Webcasting

Please note: this meeting is being filmed for live and subsequent broadcast via the County Council's website on the internet. The images and sound recording may be used for training purposes by the Council.

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Agenda Item No.	Page Number	Paragraph	Update	Reason
4	14	2.5	<p>In addition to existing properties, a large area of land to the south of the site (beyond the A259) is allocated as a strategic development site in the Arun District Local Plan ('Land West of Bersted') for 2,500 dwellings, employment provision, and supporting infrastructure. A Masterplan for the area was endorsed by Arun District Council in October 2020, with applications for southwestern areas of the site subsequently permitted in outline in 2021 and 2022. Notably, Arun District Council is currently considering an outline planning application for a mixed-use development comprising up to 2,200 homes, employment uses, a school, and other associated infrastructure (BE/143 134/22/OUT). This proposed development includes land that would extend up to the A259 south of the application site, and a new roundabout on the A259 200m to the southeast of Elbridge Farm.</p>	<p>Correction: Typographical error - Planning reference number corrected.</p>
4	17	6.4	<p>Policy W1 relates to the need for waste facilities. Of relevance to the current proposals are:</p> <p>(a) Proposals on unallocated sites for the storing, sorting, bulking and onward movement of waste will be permitted provided that they are needed to meet the shortfall in transfer capacity of 140,000 tonnes per annum. Proposals on unallocated sites to deliver capacity over and above this shortfall will be permitted where it can be demonstrated that there is a market need, consistent with the principle of net self-sufficiency; and</p>	<p>Correction: Typographical error.</p>

Agenda Item No.	Page Number	Paragraph	Update	Reason
			(c) Proposals on unallocated sites for the recycling of inert waste will be permitted where it can be demonstrated that there is a market need can be demonstrated , consistent with the principle of net self-sufficiency.	
4	19	6.13	The NPPW sets out detailed waste planning policies to reflect the Waste Management Plan for England. The NPPF NPPW does not form part of the development plan but is a material consideration in determining planning applications. The NPPW seeks a sustainable and efficient approach to drive the management of waste up the waste hierarchy.	Correction: Typographical error
4	29	9.38	The key potential for impacts on neighbouring amenity therefore centre around any change in the nature or proximity of waste processing activities to neighbouring occupiers, and the potential for any increase in noise, dust, or lighting impacts arising from the proposed increased throughput of waste at the site (from 35,000tpa 30,000tpa to 75,0000tpa) and associated increase in HGV numbers (from 60 HGV to 150 HGV movements per day).	Correction: Incorrect current permitted throughput noted.
4	39	Condition 5	5. Within four months of the date of this permission, a detailed surface water drainage scheme in accordance with the submitted Flood Risk Assessment and Surface Water Strategy and accompanying drawings 3419/FRA/05, 3419/FRA/06 and 3419/FRA/07 (Reference - 3419/FRA Final Version F3 dated October 2023) shall be submitted to and approved in writing by the County Planning Authority. The scheme shall also include details of all flood resilient and resistant measures and a timetable for their implementation.	Revised Condition: Clarifications made to ensure extant approved drainage provisions are incorporated into the required surface water drainage scheme as appropriate (and for its

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			<p>Thereafter, the approved Scheme shall be constructed in full in accordance with the approved timetable and maintained for the duration of the operations in accordance with the approved scheme.</p> <p><i>Reason: To ensure that the development achieves a high standard of sustainability and flood risk is adequately addressed and not increased.</i></p> <p>5. Within four months of the date of this permission, a detailed surface water drainage scheme in general accordance with the submitted Flood Risk Assessment and Surface Water Strategy and accompanying drawings 3419/FRA/05, 3419/FRA/06, 3419/FRA/07 and 9819-0050 Rev C (Reference - 3419/FRA Final Version F3 dated October 2023) shall be submitted to and approved in writing by the County Planning Authority. The scheme shall also include;</p> <ul style="list-style-type: none"> • details of all flood resilient and resistant measures; • details of all existing surface water infrastructure to be retained, accompanied by a verification report demonstrating it has been implemented and is operating as intended (and if the verification report indicates that the existing drainage system is not operating as intended, a scheme of rectification); and • a timetable for its implementation. 	<p>review/repair/upgrade as necessary).</p>

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