



**Horsham
District
Council**

Representation Form

West Chiltington Neighbourhood Plan (2031) Regulation 16 Consultation - The Neighbourhood Planning (General) Regulations 2012 (as amended)

West Chiltington Parish Council has prepared West Chiltington Neighbourhood Development Plan (WCNDP). The Plan sets out a vision for the future of the parish and planning policies which will be used to determine planning applications locally.

In accordance with Regulation 16 of the Neighbourhood Planning Regulations 2012 (as amended), the West Chiltington Neighbourhood Development Plan and associated supporting documents will go out to consultation from **18 October 2024 to 29 November 2024** for 6 weeks inviting representations on the submission draft WCNDP, basic conditions statement, consultation statement and the SEA/AA and HRA assessment. Copies of the West Chiltington Neighbourhood Plan and supporting documents are available to view on the Horsham District Council's website and at selected deposit points. To view the plan, accompanying documents and to download the comment form please view:

<https://strategicplanning.horsham.gov.uk/WestChiltingtonReg16/consultationHome>

Hard copies of the documentation are available upon prior request for inspection at **Horsham District Council offices**; Parkside, Chart Way, North Street, Horsham, RH12 1RL between 9am and 5pm Monday to Friday (01403 215398), **West Chiltington Parish Office**, The Parish Office, Church Street, West Chiltington, RH20 2JW, Opening 10am-1pm Tues & Wed (01798 817434). **West Chiltington Village Hall**, Mill Road, West Chiltington, RH20 2PZ.

There are a number of ways to make your comments:

1. Download and complete the comment form available from the link above and email it to: neighbourhood.planning@horsham.gov.uk; or
2. Print the comment form available to download by clicking on the link above and post it to: Neighbourhood Planning Officer, Horsham District Council, Parkside, Chart Way, North Street, Horsham, RH12 1RL

18 October 2024 to 29 November 2024

NOTIFICATION

All comments will be publicly available, and identifiable by name and (where applicable) organisation. Please note that any other personal information provided will be processed by Horsham District Council in line with the Data Protection Act 1998 and General Data Protection Regulations. Horsham District Council will process your details in relation to this preparation of this document only. For further information please see the Council's privacy policy: <https://www.horsham.gov.uk/privacy-policy>

How to use this form

Please complete Part A in full, in order for your representation to be taken into account at the Neighbourhood Plan examination.

Please complete Part B overleaf, identifying which paragraph your comment relates to by completing the appropriate box.

PART A	Your Details
Full Name	Mr C Strange
Address	[REDACTED]
Postcode	[REDACTED]
Telephone	[REDACTED]
Email	[REDACTED]
Organisation (if applicable)	
Position (if applicable)	
Date	06/12/2024

PART B

To which part in the plan does your representation relate?

Paragraph Number:	Various	Policy Reference:	Various
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Do you support, oppose, or wish to comment on this plan? (Please tick one answer)

Support Support with modifications Oppose Have Comments

Please give details of your reasons for support/opposition, or make other comments here:

Lack of proper Public Consultation & failure in the supply of correct, prepared “with reasonable skill & professional care, checked & signed off documents (& lack of various timeous notification & consultation advices) by HDC & WCPC”. Example: Even these simple titled “Regulation 16 Consultation Notes” that comprise the initial part of this comments form are “out of date” (as at 6th Dec 2024) in that they STILL state the consultation period as “18 Oct 2024 to 29 November 2024” & go on to state: “All comments must be received by 5:00pm on 29 November 2024” ... i.e. neither of these “advices” from HDC Planning, reflect the extension of the so called “consultation” to 6 Dec 2024. This false HDC information, could lead residents to assume that they have missed the “poorly advertised & advised Consultation”.. which is clearly an affront to the Consultation process.

I have seen very little from WCPC or HDC Planning in regard to this whole WCNDP & particularly given the contentious Policy H2B regarding Smock Alley. I do not consider that the duty to consult with the public, has been fulfilled either by WCPC or HDC Planning.

I have also today 6th Dec 2024 received (by HDC e-mail) an HDC letter advising that the latest “Smock Alley” Planning Application DC/24/1619 will be discussed at the HDC Planning Committee (South) on 17th Dec 2024 commencing (at an early) 18.30hrs ~ how does this comply with “reasonable notice” procedures?

Also how is the early start time really commensurate with those residents who are working, being able to get to HDC for this “early start”?

The Documents that have been issued are in my opinion: shambolic, have errors, maps & diagrams that are so small that they are unreadable at a conventional “printed size”, repetitions & are full of “unquantifiable” statements of “flowery meaningless words” or put simply “waffle”.

As such I consider the documents offer no sound basis to establish & maintain control over “what happens in West Chiltonton” over the life of the various documents. I consider that they have not been competently “technically authored” nor “checked” & are “Not Fit for Purpose”, lacking in clarity & clear precise definition.

Example: “West Chiltonton Neighbourhood Plan – Basic Conditions Statement” 18 pages each page footed “Jan 24” , then Page 16 States “Date of Assessment: November 2023” .. NO “issued by” NO “checked by” NO “details of revisions or revised dates” NO “sign off’s” by any responsible party? Has no-one in WCPC nor HDC any idea about “Document Administration & Control”?

Example: Extracted from the West Chiltonton Neighbourhood Plan July 2021, the following section *“9.1. WCPC was very unhappy with the response from Horsham DC. A meeting was called at which representatives from HDC admitted that they had not taken into account the extensive work carried out to review housing sites. It was agreed that they would re-evaluate the Housing Sites Assessment documents and provide a new response. Despite repeated requests and a further meeting this has never been undertaken”*. I would comment that this document put out for this “Public Consultation”, is either out of date / obsolete or amounts to an “uncompleted critical action” in the WCNP process.

Given the state of these documents I cannot see how they can be considered fit for “Public Consultation”.

Policy H2B Smock Alley: Neither WCPC nor HDC can resolve the past refusals/rejections of this proposed “Smock Alley Site” with ALL the various Planning applications having been refused by HDC Councillors & 2 different “Government Inspectors”. The fact that this site is still in the WCNDP as at Dec 2024 defies all sound logic.

It is also clear (from the past HDC Councillors refusals & the 2 Government Inspectors refusals & their past comments) that HDC Planning & WCPC both lacked the simple basic abilities to evaluate this site in terms of Highways Access/Egress (i.e. the extremely narrow & unsuitable lane routes, visibility splays issues in every travelled direction), Lack of passing places or pedestrian refuges in these lanes, similarly Lack of Footpaths, Lack of Street Lighting, Lack of support infrastructure, Lack of Public Transport & Car Dependency of the Site etc etc etc.

Public Safety: Astoundingly, until it was raised by residents opposition (& still thereafter) no-one in HDC Planning or WCPC appeared to have thought of public or child safety & security whilst walking to & from this Smock Alley site, typically children going to & from schools etc (i.e. children walking in narrow unobserved, screened by vegetation, unlit lanes after dark?) .

- I would refer anyone reading these comments to ALL those past Planning Applications grounds for refusals & the 2 different government inspectors comments!
- I would also refer anyone reviewing these comments to the full HDC video recording of the DC/21/2007 Smock Alley, Planning Committee (South) Meeting of 23 April 2024. Careful perseverance & equally very careful listening to the comments is required.

West Chiltonton “Conservation Areas” in regard to Smock Alley: Finally in terms of Smock Alley neither WCPC nor HDC Planning have shown any consideration of the (now 2) West Chiltonton “Conservation Areas” in terms of how these areas would be impacted by such things as “through traffic” passing right

through the centres of these “Conservation Areas”. This renders WCPC & HDC’s imposition of these conservation areas “somewhat farcical”, just another “lack of joined up thinking” & failure of Public Consultation.

What improvements or modifications would you suggest?

(Continue on separate sheet if necessary)

If you have additional representations feel free to include additional pages. Please make sure any additional pages are clearly labelled/ addressed or attached.

Do you wish to be notified of the local planning authority's decision under Regulation 26 of the Neighbourhood Plan (General) Regulations 2012 (as amended) in relation to the West Chiltoningon Neighbourhood Development plan?

Please tick here if you wish to be to be notified: