



**Horsham
District
Council**

Representation Form

Pulborough Neighbourhood Plan 2019-2031

The Neighbourhood Planning (General) Regulations 2012 (as amended) - Regulation 16

Pulborough Neighbourhood Development Plan

In light of recent announcements regarding COVID-19, Horsham District Council has reviewed its protocols regarding the consultation process for neighbourhood plans, a number of which were published for public consultation shortly before the government imposed the nationwide lockdown.

In order to continue to progress neighbourhood plans, we have made a decision to continue with the consultation process with measures we feel are in accordance to the government guidelines.

Pulborough Parish Council has prepared a Neighbourhood Development Plan (PNP). 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 PNP and associated documents will go out to consultation:

18 November 5pm to midnight on 13 January 2021 for 8 weeks inviting representations on the draft submission plan, basic conditions statement, consultation statement and the full Strategic Environmental Assessment (SEA).

Copies of the PNP Neighbourhood Plan and supporting documents are available to view on the Horsham District Council's website:

<https://www.horsham.gov.uk/planningpolicy/planning-policy/currentconsultations>

Documents will not be made available in deposit locations due to the current COVID-19 pandemic. If local residents have difficulty in engaging online we have provided a telephone number and email address below. Members of the public are encouraged to leave their details for an officer to contact them back if they need further information.

Email: neighbourhood.planning@horsham.gov.uk – SAS@southdowns.gov.uk

Telephone: 01403 215398

All comments must be received by Midnight on 13 January 2021

There are a number of ways to make your comments:

1. Please use the above web address to view the documents;
2. Complete this form and email it to: neighbourhood.planning@horsham.gov.uk ; or
3. Print this form and post it to: Neighbourhood Planning Officer, Horsham Council, Parkside, Chart Way, North Street, Horsham, RH12 1RL

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 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	
Address	
Postcode	
Telephone	
Email	
Organisation (if applicable)	
Position (if applicable)	
Date	15 th December 2020

PART B

To which part in the plan does your representation relate?

Paragraph Number:	4.31	Policy Reference:	11 West Glebe Pulborough (PPNP01)
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Do you support, oppose, or wish to comment on this plan? (Please tick one answer)

Support	<input checked="checked" type="checkbox"/>
Support with Modifications	<input type="checkbox"/>
Object	<input type="checkbox"/>
Comment	<input type="checkbox"/>

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

Although I have never lived in Pulborough I do have long term connections there going back more than 40 years. I would therefore like to make some observations on the Neighbourhood Plan.

Whilst a wide range of aspects relating to the community are addressed by Neighbourhood Plans (NP) one of the main objectives is to influence the location of new housing in the parish. Just as importantly NP indicates where new housing should be avoided, at least for the period covered by the Plan.

The amount of new housing indicated requested for Pulborough in the Horsham District Planning Framework 2015 seems to be more than covered within the preferred development sites contained in the NP. These sites do not include PNP01 – West Glebe Field (WGF) which has been recommended for retention as a green space. This site is included in the HDC SHELAA Housing Land Report by Parish December 2018 (SHELAA Ref – SA087) being assessed as Yellow 11+ years Developable. This assessment quotes a development potential of 8 units for this 2-hectare site because it is in a conservation area and adjacent to the Grade 1 listed Parish Church. To make this site viable for a developer the 8 properties would need to be of a high value executive style, and it is questionable if Pulborough needs more properties of this type. The assessment also indicates that without changes to the HDPF or its inclusion in the NP, the development of this site would be contrary to Policies 1-4 and 26 of the HDPF. This together with the other significant constraints highlighted in the assessment suggests that development desirability for this site rests solely with the landowner. It is also very clear that providing an extension to the existing churchyard and any footpath will be conditional on a development being permitted.

In 2019, as part of its year of culture HDC, provided significant funding for the creation of a Pulborough Art Trail. Part of this trail uses a footpath, between Church Place and the railway station, which runs along the boundary of the WGF providing views of the Church. A development on the site would, at the very least, detract from these views and possibly block them out altogether. What a waste of funding to gain 8 unnecessary houses.

I fully support the Neighbourhood Plan as submitted.

What improvements or modifications would you suggest?

NONE

(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 19 of the Neighbourhood Plan (General) Regulations 2012 in relation to the West Grinstead Neighbourhood Development plan?

Please tick here if you wish to be notified:

