Horsham District Council

Horsham District Local Plan Examination

Joint Statement on MM107 Policy 28: Community Facilities, Leisure and Recreation

October 2026

Document Reference: HDCJB35

Joint Written Statement to the Inspector

MM107 - Policy 28: Community Facilities, Leisure and Recreation

1. On Thursday 15 October 2026, the Local Plan Inspector, Jonathan Bore, held a hearing session on Matter 6a: Strategic Policy HA2: Land West of Ifield. The site promoter, Homes England, attended the hearing session.

2. It was submitted by Homes England that wording contained in Policy 28, as proposed to be amended by MM107, was not compliant with NPPF (September 2023), paragraph 99.

3. It was therefore agreed that the Council and Homes England would work together to seek to agree an amended form of wording. The parties confirm they have agreed the following form of wording for Policy 28.

4. The amended wording is shown with original main modification text underlined / ~~crossed through~~, with the new amends shown in coloured text (additions in **green, bold underlined** and deletions in ~~red strikethrough~~.

   Supporting text:

   8.48 Where proposals are submitted relating to the loss of a facility, and **do not include for replacement facilities, and where** further detail on marketing is sought, this should address the marketing of the site for the current lawful community use, together with any other alternative community uses that may be appropriate. **This requirement excludes open space.** It is recognised that marketing must have been undertaken for a minimum of one year. Where proposals relate to public houses, proposals will be expected to refer to appropriate established guidance such as the CAMRA 'Public House Viability Test' (www.camra.org.uk).

   Policy:

   3(a) the proposal will secure replacement facilities or services of equivalent or better quality **and quantity**, ~~with appropriate capacity,~~ and in an equally accessible location within the vicinity; or,

   3(b) an assessment has been undertaken which clearly shows any open space to be lost is surplus to requirements and evidence is provided that demonstrates the continued use of the site as a community facility or service is no longer feasible~~, taking into account factors such as; appropriate active marketing, the demand for a community use within the site or premises, the quality, usability, viability and the identification of a potential future occupier~~.

Signed electronically:

Charlotte O'Mahony
Homes England

Matt Bates
Horsham District Council

20 October 2026