

Liz Pulley

From: Steve Rollinson <[REDACTED]>
Sent: 11 June 2015 14:35
To: Neighbourhood Planning
Subject: Wisborough_Green_response_form (1)
Attachments: Wisborough_Green_response_form (1).doc

Please find attached

Kind regards

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Representation Form

Wisborough Green Neighbourhood Plan

The Neighbourhood Planning (General) Regulations 2012 - Regulation 16

Wisborough Green Parish Council has prepared a Neighbourhood Plan. The plan sets out a vision for the future of the parish and planning policies which will be used to determine planning applications locally.

Copies of the Wisborough Green Neighbourhood Plan and supporting documents are available to view on the District Council's website: <http://www.chichester.gov.uk/neighbourhoodplan>.

All comments must be received by 5:00pm on 11th June 2015.

There are a number of ways to make your comments:

- Complete this form on your computer and email it to: neighbourhoodplanning@chichester.gov.uk
- Print this form and post it to us at: **Neighbourhood Planning, East Pallant House, 1 East Pallant, Chichester PO19 1TY**

All comments will be publicly available, and identifiable by name and organisation (where applicable). Please note that any other personal information provided will be processed by Chichester District Council in line with the Data Protection Act 1998.

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 | Stephen Rollinson |
| Address | Thornton Cottage Petworth Road Wisborough Green |
| Postcode | RH14 0BJ |
| Telephone | [REDACTED] |
| Email | [REDACTED] |
| Organisation (if applicable) | N/A |
| Position (if applicable) | N/A |
| Date | 11 June 2015 |

PART B

To which part of the document does your representation relate?

| | | | |
|------------------|--|-------------------|-----------------------|
| Paragraph Number | | Policy Reference: | HO2, SS4 & Various |
|------------------|--|-------------------|-----------------------|

Do you support, oppose, or wish to comment on this paragraph? (Please tick one answer)

Support Support with modifications Oppose Have Comments

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

OPOSITION TO WINTERFOLD DEVELOPMENT

The only time Winterfold was considered by the community as part of a choice with other sites (2006) it came second to last. Including it in the draft plan without taking account of this undermines the entire consultation process especially as there are other alternative sustainable sites preferred by the community available. Including it in the final draft with no options from which to choose does not encourage proper response or allow it to be judged against the merits of other sites.

Winterfold is a greenfield site. Throughout the consultation process the village has favoured brownfield sites. Only one was selected originally (Clarks Yard) and Greenways was added at the last minute when planning was granted for 10 static mobile homes and another greenfield site was dropped (Glebe Field) to accommodate it – why was the community's view and preference not taken into consideration? We assume because the plan had to comply with national and local policy, but the council's own solicitor has advised when considering an objection to the Loxwood NP that the Neighbourhood plan should reflect the views of the community and does not, legally, have to be in accordance with either national planning policy or the district's local plan. Practically all of the brownfield sites that the villagers preferred have been excluded from the neighbourhood plan, aside from Clarks Yard and the one forced on them by the successful appeal for the ten mobile homes. Had Greenways been included originally the village may well have ended up with a better class of development at this location. There has been no transparency in the way the public's expressed views have been discounted. There is no buffer between the Winterfold site and the conservation area. This is in contradiction of the direct planning policy of the council.

The visual impact of up to 30 houses in open view when travelling south along Durbans Road would be massively detrimental to the character of the village and severely harm the open characteristic of this part of the village. The NP says it will have "minimal visual impact" this is clearly a totally false statement. The development will also be highly visible from Newpound Lane where it appears to overlap the local gap.

The NP also says it's close to the village centre, it would be but for the fact that the entrance is located some way down Durbans Road which is in fact almost 500m from the village shop.

Kirdford Road sites are now established as sustainable by the granting of permission by a planning inspector for mobile homes, so why are the most preferred adjacent sites of Carters field and The Nurseries being ignored in the plan. Surely the logic for rejecting these sites should have been revisited to see if the wishes of the community could now be accommodated given the inspectors opinion. The fact that Greenways was included at the last minute without further consultation on the impact of this on the whole plan undermines the whole consultation process. Had further consultation been allowed then this may well have further reinforced the low appeal of Winterfold.

(Continue on separate sheet if necessary)

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.

