



## Summary of Representations made on the Regulation 16 version of the Bramber Neighbourhood Development Plan (BNDP)

1. This document provides a summary of the representations submitted in accordance with Regulation 16 of the Neighbourhood Planning (General) Regulations 2012 to the Bramber Neighbourhood Development Plan (BNDP). This document is produced in compliance with the Neighbourhood Plan (Referendum) Regulations 2012.
2. Horsham District Council (HDC) published the BNDP for consultation for 9 weeks from 16 March to 18 May 2020 in accordance with Part 5 of the Neighbourhood Planning (General) Regulations 2012. Representations were submitted during the publicity period by 11 respondents. The representations were received from statutory consultees, developers, their agents, and other organisations.
3. Set out below is a summary of the issues raised in the representations. All representations can be seen in full on our website by following this link: <https://www.horsham.gov.uk/planning/neighbourhood-planning/bramber>

Rep	Name/ Organisation	Date received	Method of submission	Summary of representation
1	Natural England	26/03/2020	Email	No specific comments to make.
2	Waverley Borough Council	18/05/2020	Email	No specific comments to make, as long as the housing allocation can be met within Bramber Parish Council or Horsham District.
3	Surrey County Council	18/05/2020	Email	No comments to make
4	Southern Water	28/04/20	Email	Representation suggests higher water efficiency standards are required in the Plan. Also, recommends the Local Green Space policy allows for very special circumstances for essential utility infrastructure works. An additional policy is sought on provision of water and wastewater infrastructure.

5	Resident	29/4/2020	Email	Representation highlights the lack of policy to provide housing to meet local needs, the representation goes on to highlight how this contradicts National Planning Policy Guidance. The representation sets out concerns relating to the assessment of sites, which have potential for development. The representation discusses the merits of a housing allocation at land South of Kingsmead Close and suggests that the Neighbourhood Plan should be found unsound due to the lack of policy to provide housing.
6	Highways England	04/05/20	Email	The representation sets out Highways England's role as a statutory authority in relation to Neighbourhood Planning. The Representation states no objection to the Neighbourhood Plan. The representation seeks reassurance that Horsham District Council will assess and mitigate for any impacts on the Strategic Road Network in relation to the proposed housing provision for Rudgwick parish.
7	Horsham District Council	18/05/20	Email	Congratulates neighbourhood group's efforts and commitment to engaging the community in the neighbourhood planning process. The Horsham District Planning Framework (HDPF) is the adopted development plan for the district. It notes that all emerging NDPs will assist in taking a share of 1,500 dwellings through the plan process. The representation requests modifications to supporting text to set out clearly the role of the National Park Authority particularly in respect of housing allocations. The representation seeks a number of modifications to support text to correct errors or provide further clarification. The representation highlights unnecessary duplication of local and national policy and regulations. Modifications are also proposed for policy B10 to ensure the policy can be applied consistently. There are several requests for modification to plans and maps.
8	South Downs National Park Authority	18/05/20	Email	The representation seeks modifications to policy B2 to ensure that development proposals, which abut open countryside provide a gradual transition from the built form using an appropriate layout. The representations highlights areas of policy wording that would be more appropriately presented as supporting text or a community aim or ambition. The SDNPA highlight concerns about supporting text in Paragraphs 8.8 and 8.11 supporting the provision of informal car parking in a landscape sensitive location. The SDNPA offer additional and updated information in relation to the BNDP's evidence base.

9	DMH Stallard (on behalf of land owner)	18/05/20	Email	<p>This representation sets out a comprehensive response to the proposal to designate Clay's Field as a Local Green Space. In general terms the representation comments that Clay's Field does not qualify to be designated as LGS for a number of reasons, including:</p> <ul style="list-style-type: none"> <li>• the LGS designation is inappropriate having regard to national policy;</li> <li>• the neighbourhood plan – by not allocating any sites for housing development and instead designating the site as a Local Green Space – does not contribute to the achievement of sustainable development; and</li> <li>• in the light of Policies 4 and 15 of the HDPF, and the neighbourhood plan's failure to allocate housing and the decision to designate Clays Field as LGS the neighbourhood plan is not in general conformity with the HDPF.</li> </ul> <p>To support its overall approach, the representation includes a number of detailed reports as follows:</p> <ul style="list-style-type: none"> <li>• Ecological Appraisal (Phlorum);</li> <li>• Heritage Appraisal (The Heritage Collective);</li> <li>• Landscape Statement (Harper Landscape Architects); and</li> <li>• Counsel's Opinion (Sasha White QC)</li> </ul> <p>The ecological, heritage and landscape statements comment on the way in which Clay's Field could incorporate a degree of residential development. Highlighting that the Clay's Field site was one of the two sites put forward during the call for sites exercise. The representation provides a detailed commentary on the NPPF criteria for designating a Local Green Space in relation to the Clay Field's site.</p>
10	Historic England	18/05/2020	Email	<p>The representation welcomes the modifications made to the Regulation 14 plan in response to Historic England's comments. There is a request to include a more specific policy which seeks to enhance the character of the Conservation Area. The representation supports the designation of Clays Field as a Local Green Space and</p>

				welcomes additional text providing a more thorough description of the historical character of the village.
11	West Sussex County Council		Email	The representation requests further clarification on some of the schemes promoted in the Neighbourhood Plan and asks whether they are Planning Policies or Community Aspirations.