

Page No	Section	Comments	SDNPA Recommendation
I	Map	It would be helpful to clearly identify the National Park boundary	Identify SDNP boundary
II		Error in page numbering – Page 10 appears to be missing	Re-number pages
	Policy 1 & 2 Gap policies	<p>We welcome the inclusion of the criteria relating to relative tranquillity, in relation to noise and light pollution and dark night skies. The setting of the South Downs National Park (SDNP) is important to preserving the landscape character and relative tranquillity, and has recently been designated as an International Dark Sky Reserve.</p> <p>The Hassocks Neighbourhood Development Plan (HDNP) should have regard to the setting of the National Park in relation to any development proposals close to the National Park boundary.</p>	<p>Include reference to the SDNP in the policy and supporting text.</p>
17	Policy 5 South Downs National Park	For clarity, the words ‘South Downs’ should be used before ‘National Park’	<p>Amend the policy wording to: ‘Development proposals within the <i>South Downs</i> National Park will be supported where they;</p> <ul style="list-style-type: none"> • Have regard to the purposes and duty of the <i>National Park Authority</i>; • Conserve and enhance the landscape character, scenic beauty, wildlife and cultural heritage of the <i>South Downs National Park</i>. <p>Development proposals in land adjacent to the <i>South Downs</i> National Park will be supported where they have regard to the setting of the Park.’</p>
26	Housing Chapter	<p>The Plan includes no reference to waste management and minerals supply.</p> <p>Suggest including requirement to provide adequate storage facilities at residential premises, for example by ensuring that there is sufficient and discrete provision for bins, to facilitate a high quality, comprehensive and frequent household collection service”</p> <p>The Parish Council may therefore wish to include text within objective 6 that takes account of the sustainable management of waste.</p>	<p>Include additional wording to policy or supporting text.</p>

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27	Policy 13 Housing Allocations	We note that sites allocated within the Hassocks NDP are to the north of the existing settlement or within the settlement area and will therefore have minimal or no detrimental impacts on the setting of the National Park.	
28	Policy 14 Hassocks Golf Course	<p>The Golf Course site does not relate well to the existing built form and pattern of development in Hassocks, as it is dissected from the town by the A273. The site is likely to be visible from prominent positions within the SDNP, such as Wolstonbury Hill however will be viewed against the backdrop of existing development. It is considered that with appropriate landscape screening and sensitive design, layout and external lighting infrastructure, development on this site will not be detrimental to the setting of the SDNP. We recommend the following additional criteria for Policy 14 to ensure potential impacts are minimised:</p> <ul style="list-style-type: none"> • <u>Provide appropriate landscaping and sensitive design to mitigate the impact on near and long views of the site</u> • <u>Conserve and where possible enhance the relative tranquillity in regards to lighting and dark night skies</u> 	Include additional policy criteria to minimise potential detrimental impacts on the setting of the National Park.
30	Policy 15 Land North of Clayton Mills and Mackie Avenue	<p>Land North of Clayton Mills and Mackie Avenue is considered to be unlikely to have a detrimental impact on the setting of the SDNP. Viewed from a prominent elevated position such as Ditchling Beacon, it will be seen in the context of and against the backdrop of the existing built up areas of Hassocks and Keymer. There may be views of the site from within the National Park to the east (e.g. footpath between Oldland Mill & Broadhill), however with appropriate landscape screening and sensitive design, layout and external lighting infrastructure it is considered that development on this site will not be detrimental to the setting of the SDNP. We recommend the following additional criteria for Policy 15 to ensure potential impacts are minimised:</p> <ul style="list-style-type: none"> • <u>Provide a significant landscape buffer to the northern edge, and where necessary to the east of the site to screen views from the National Park</u> 	Include additional policy criteria to minimise potential detrimental impacts on the setting of the National Park.

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		<ul style="list-style-type: none"> • <u>Conserve and where possible enhance the relative tranquillity in regards to lighting and dark night skies</u> 	
33	Policy 20 Reuse of Rural Buildings for Residential use	<p>The policy repeats in part NPPF para.55. The repetition is unnecessary, risks creating significant confusion and may in places be in conflict with higher level policy.</p> <p>The South Downs Local Plan has an emerging policy SD49 Conversion of Redundant Agricultural Buildings which relates to all types of conversion of agricultural building, not just those designated as heritage assets.</p> <p>For the parts of the Hassocks Neighbourhood Area that fall within the National Park boundary, we would recommend greater alignment with this emerging policy to ensure the cultural heritage of the National Park is appropriately conserved and enhanced. The policy should seek to minimise the extent of reconstruction and ensure sensitive design so that the building character is not substantially harmed. We would also recommend the policy applies to non-residential conversions.</p>	Review policy wording
35	Policy 21 Tourism	<p>We welcome the support for more visitor accommodation in the parish which will support the rural economy and may increase the number of visitors to the National Park. Hassocks is a gateway train station into the National Park and plays an important role in enabling sustainable tourism.</p> <p>The SDNP Local Plan has an emerging policy SD20 Sustainable Tourism and the Visitor Economy which seeks to ensure an appropriate balance between the needs of visitors, provide benefits to the local economy and not adversely impact the environment. Where Hassocks NDP policy applies in the National Park we would recommend greater alignment with this emerging policy to ensure appropriate regard for the statutory Purposes of the National Park. Proposals should be supported where they provide opportunities for visitors to increase their awareness, understanding and enjoyment of the special qualities of the National Park, minimise the need for travel by private car, and not detract from the experience of other visitors or affect the character, appearance and amenity of the area.</p>	Review policy wording

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		<p>Minerals and Waste</p> <p>The Plan includes no reference to waste management and minerals supply.</p> <p>The latest West Sussex County Council Annual Monitoring Report notes that the parish does not include any the waste and minerals facilities.</p> <p>There appears to be no conflict with the policies included in the following minerals and waste plans:</p> <ul style="list-style-type: none"> • West Sussex Waste Local Plan (2014) • West Sussex Minerals Local Plan (2003) • The emerging Joint Minerals Local Plan <p>However some text referencing these plans would be useful as they do form part of the overall development plan for the area.</p>	