

Parish Priorities Statement



Introduction

The South Downs National Park Authority decided in May 2022 that it would review parts of its Local Plan in line with Government Policy and to ensure the Plan delivers on corporate priorities relating to Climate Action, ReNature and a National Park for All. The views and input of the local community into the Local Plan Review are vital to us particularly those of our town and parish councils. One way in which town and parish councils can contribute to the Local Plan Review is through a **Parish Priority Statement (PPS)**.

Neighbourhood Priority Statements (NPS) as a concept were introduced in the Levelling Up and Regeneration Bill (LURB), which was published by the Government in May 2022. NPS are statements prepared by local communities that summarise the principal needs and prevailing views for their local area. There is currently very little information available from the Government, but this will be provided at a later date through secondary legislation and regulations.

In the interim we are inviting all our town and parish councils that are located entirely in the National Park or whose main settlement is located in the National Park to prepare a PPS. A full list of these councils is set out in the appendix to this letter. It will not be necessary for the Council to be designated for the purposes of neighbourhood planning in order to do this. The format and content of PPS follows the very broad approach set out in the LURB, to enable any PPS to evolve into NPS as legislation and guidance is provided by Government.

Please use the attached template to prepare your PPS, following the template will assist the SDNPA in collating information and reviewing priorities across the National Park. There are guidance notes for each question about the sort of information we are looking for. The PPS should focus on the principal needs and prevailing views of your local community. Please identify any opportunities to contribute to the Authority's priorities on Climate Action, Nature Recovery and a National Park for All. More information on these priorities can be found in the [SDNPA Corporate Plan](#). We have indicated a word limit for each section to ensure the documents are focused on the main issues any text beyond the word limit may not be considered by the Authority.

It is really important to gather the views of as many people as possible, who live, work or visit your parish. The second question of the template asks you how you have consulted with your local community. A PPS that demonstrates a high level of community engagement and support will ensure the document will influence when informing the Local Plan Review process. As a minimum the draft PPS should be published inviting comments from the wider community. Town and Parish Councils should also make particular efforts to engage with hard to reach and underrepresented groups such as young people. To help you with the template we have written a PPS for the hypothetical parish of Greenville.

Please submit your PPS to us at the address below by 20 October 2023. Officers from the Authority will review your PPS and get back to you with any queries. The intention is for all PPS to be considered by our Policy and Resources Committee with the intention of publishing them on our website.

Your PPS will not be made part of the development plan for the National Park, but it will form part of the evidence base for the Local Plan Review. We will consider the principal needs and prevailing views set out in your PPS as we progress the Local Plan Review and update local planning policy. PPS will also be useful when applying for funding from the Authority, for example, from the Community Infrastructure Levy (CIL) and Sustainable Communities Fund. Finally, your PPS may be useful for funding applications to other bodies. Where a Town or Parish Council have an adopted Neighbourhood Plan the PPS will supplement the Plan not supersede it as the PPS will not form part of the Development Plan.

I. Your Details

Information Required	Response
Contact name	██████████
Town or Parish Council	Iford Parish Meeting
Main contact address	██████ ██████████ ██████ ██████ ██████
Main contact telephone number	██████████
Main contact email	██████████████████
Details of public consultation and engagement used in the preparation of the PPS	<p>On Friday, 30 June 2023 parishioners I wrote to parishioners by e-mail, see the italicised text immediately below:</p> <p><i>Dear Parishioner,</i></p> <p><i>I am forwarding to you below an important e-mail with its attachments received from Vanessa Rowlands, the recently re-elected Chairman of the South Downs National Park Authority (SDNPA).</i></p> <p><i>The SDNPA's Local Plan https://www.southdowns.gov.uk/wp-content/uploads/2019/07/SD_LocalPlan_2019_17Wb.pdf sets out the SDNPA's planning policies, beside each of which are paragraphs explaining how those policies will be applied and what applicants for planning permission must demonstrate to be granted planning permission for their proposed development.</i></p> <p><i>The Local Plan is to be reviewed, as is required by law. The review gives you the opportunity to comment on what you want out of the Local Plan for the next five years. Perhaps you have never looked at the Local Plan? If that is the case, you will find a useful overview of its contents at page v and of the policies on pages vi and vii, at the link above. As you'll see at the foot of Vanessa's e-mail below, she says that it is important that communities involve themselves in the review, whether you wish to do so is an individual choice: not doing so risks the responses of those who do and which are heard, do not reflect your interests.</i></p> <p><i>What should you to do if you and/or those in your household want to participate in the review?</i></p>

Information Required	Response
	<p>1. <i>If you are the only addressee of your household on the parish e-mail address list - some have elected that one member of their household only receives parish e-mails, but there are other adults in the household or a minor(s) who is able to participate in this, please forward this e-mail and its attachments to each of them. Why? Because as you will see below community engagement in formulating a parish's response carries weight with the SDNPA.</i></p> <p>2. <i>For you and each member of your household to complete the Parish Priority Statement - the Word document attached - one per person, rather than one per household that is in multiple occupation, and return it to me by e-mail by 5 August 2023. If a response is made by a minor, please mark the top of the form "Minor" with his/her age in brackets.</i></p> <p>3. <i>Please let me know if it would be helpful to you, were it possible to arrange a speaker from the SDNPA to provide a more detailed explanation, e.g. to speak to the Powerpoint attached below or upon an aspect on which you would like more detail. Such an event, were it to take place might be in the village hall, or on-line. Two variables at least: availability of the hall and numbers wanting to attend.</i></p> <p><i>In sending your comments to me, it is not my intention to identify any respondent by name. If it is helpful to the parish response, your response (or part of it) may be quoted. Conceivably, that could lead to identification of the author(ess), if that opinion has already been expressed to others in those terms, or if it is expressed in a distinctive manner particularly associated with that person. If you (or anyone in your household) do not want your/their response quoted from, please mark the relevant response clearly to that effect.</i></p> <p><i>On the return of responses, it is my intention to try to collate the responses, with a view to discussing them at the parish meeting at 19:30 on Thursday, 12 September 2023 in Iford Village Hall. How practicable collation may be will depend upon the responses received. It may be easier to anonymise responses and circulate those before the meeting. Doing so has the advantage of transparency and ought to help in formulating a parish response/framing any delegated authority to do so.</i></p> <p><i>Whilst Vanesa Rowlands seeks parish responses, there is nothing to prevent individual submissions to the SDNPA.</i></p> <p><i>With best wishes, Christopher Baker Chairman Iford Parish Meeting</i></p> <p>Parishioners were sent The agenda for the parish meeting held on 12 September 2023 was sent to parishioners nine days in advance of the meeting. The agenda had one matter for decision: the parish priority statement.</p>

Information Required	Response
	<p>No questionnaires were returned and six parishioners attended the parish meeting. Only one enquiry was received about the questionnaire, essentially, why does the response come out in red ink.</p> <p style="text-align: right;"><i>Max 100 words</i></p>

The vision for the future...

What are the three key changes you would like to see in your Parish over the next 15 years? These changes should relate to the priorities set out below. It will also be helpful to explain when you think these changes should happen over the 15 year period.

<p><i>The three key priorities for your parish in the next 15 years</i></p> <ol style="list-style-type: none"> 1. <i>Reduction by fifty percent of the the presently reputed 10,000 vehicle movements per day on C7 passing rom Lewes to Newhaven/Newhaven to Lewes;</i> 2. <i>That the policies in the SDNPA Local Plan, especially those relating to landscape, tranquility, dark skies and development outside settlement boundaries, as now identified in the Loca Plan, are NOT diluted/relaxed; and</i> 3. <i>Planning Enforcement across the National Park is pursued actively.</i> <p style="text-align: right;"><i>Max 100 words</i></p>

Development and management of land

Information required	Response
<p>What type and level of development would you like to see in the parish?</p>	<p><i>No parishioner has returned the questionnaire for a parish return to this questionnaire. Accordingly, it was concluded at the parish meeting held on 12 September 2023 that no development (as defined in s55 T&CPA 1990) should take place unless strictly in accordance with the policies of the Local Plan, as it is in force at 12 September 2023.</i></p> <p><i>All references to the Local Plan are to its terms as at 12 September 2023, unless expressly stated to the contrary.</i></p> <p><i>For example, homes, employment and community facilities</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>
<p>Are there any areas of the Parish you would like to see developed?</p>	<p><i>None and only as explained above. Please provide a map showing the area(s)</i></p>
<p>Are there any specific areas you want protected for other uses?</p>	<p><i>Any development (as defined in s55 T&CPA 1990) in Iford Parish should take place ONLY if it meets all the relevant requirements of the Local Plan.</i></p> <p><i>Please provide a map showing the area(s) and reasons why they should not be developed</i></p>

Homes

Information required	Response
What type of homes would you like to see in your local community?	<p>None of the type exemplified as they have no place in a small downland village/hamlet of vernacular buildings which is very ill-served by public transport and with no infrastructure.</p> <p style="text-align: right;"><i>Max 100 words</i></p>
What size of home is needed locally?	<p>Taking “locally” to mean Iford parish, no request for or evidence of any need for housing of any size to be included in a parish return of this questionnaire was made.</p> <p>No request for or evidence of any need for housing of any size beyond the parish for inclusion in a parish return of this questionnaire was made.</p> <p style="text-align: right;"><i>Max 50 words</i></p>
Any other requirements?	<p>Were permission to be granted for any development (as defined in s55 T&CPA 1990) that involves new construction/conversion, there should be at the least a presumption in favour of installation of renewable energy equipment if the building is suitably orientated towards the sun and provided that installation is otherwise consistent with the Local Plan.</p> <p>Where permission for conversion of/change of use of a building is sought, for example to commercial use, the impact upon the character of the area and amenity of adjoining property must be considered. Moreover, the controls in the General Permitted Development Order , i.e. no adverse affect upon amenity of residential property by reason of smoke, smell, noise, dust, vibration, grit, ash do not in themselves meet the higher tests in the Local Plan policies – see the Planning Inspectorate decision cited below e.g. tranquillity, which Local Plan policies require to be enhanced.</p> <p><i>For example energy performance, renewable technology</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>

Design

Information Required	Response
Are there any areas of local character which are particularly important to the local community?	<p>Yes, the entirety of the parish is important: it has a very special sense of place.</p> <p>See the Planning Inspector’s decision: https://acp.planninginspectorate.gov.uk/ViewDocument.aspx?fileid=53960653</p>

Information Required	Response
	<p>The above decision (relative to part of the parish) provides a clear explanation of how policies, e.g. landscape character and tranquillity should be applied. There are areas just as sensitive elsewhere in the parish. The Local Plan sets out clearly why protection of downland villages is so important.</p> <p><i>Please provide the location as well as what is important about the character</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>
<p>Particular features of buildings of local character</p>	<p>Among many there are: Grade I Swanborough Manor, Swanborough Cottages, eight semi-detached houses in Swanborough that are a distinctive example of mid-20th Century public sector housing provision with long front gardens to provide each occupier with an allotment to grow his own fruit and vegetables, Swanborough Rise, Cattle Gate, Coombe Barn, Overbrooks. Flint and brick topped walls abound.</p> <p>There are many distinctive buildings in Iford, many are old. All contribute to a very definite sense of place, e.g. St Nicholas Church, Iford Village Hall, Iford Manor, Sutton House, Norton House, Vicarage Cottages, Chestnut Cottage, Upper Stalls, Flintwell, Iford Grange and many vernacular cottages. Flint and brick topped walls abound.</p> <p><i>For example. building materials, boundary treatments, relevant points from Parish or Village Design Statements</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>

The natural environment

Information Required	Response
<p>Opportunities to make nature bigger, better and more joined up</p>	<p>Disease, age and storm damage all take their toll on trees. Replacement on a one out, one in basis would be useful, however as hardwoods take so long to reach maturity, planting of more to maintain what is present would be a useful objective.</p> <p><i>For example connecting two areas of woodland or heathland or the restoration of a local pond</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>

Jobs

Information Required	Response
<p>Information about business you would like to protect and business opportunities that should be provided</p>	<p>The agricultural enterprise conducted by Iford Estate is very important. The estate is a large landowner and has been in the same family ownership for more than 100 years. Effective custodianship requires continuity.</p> <p>The creation of business opportunity, e.g by converting / demolishing redundant agricultural buildings and replacing them with business premises requires real care when in proximity to dwellings/historic buildings because seasonal use will be substituted with year round use. The type of activity to be carried on and number of occupiers can adversely impact neighbouring properties, tranquillity/dark skies/landscape character. The requirement in the Local Plan for enhancement of these qualities is important to maintain the special sense of place.</p> <p>Home working is a matter for employer and employee and HMRC. Name important businesses and business areas, amount of home working and opportunities for new businesses</p> <p style="text-align: right;">Max 100 words</p>

Public spaces

Information Required	Response
<p><i>Public Open Space, Public realm, Pocket Parks</i></p>	<p>The green in Swanborough, the paddocks in Iford opposite and behind its village hall, the Nora Greenfield Memorial Garden, the paddock diagonally opposite the grain dryers in Iford, the paddocks to the right of the farm track when accessing Swanborough near the turning to the fishing lakes. The wood in Iford in which there is a pond – very recently cleared out. All belong to Iford Estate. <i>Name the important greenspaces in your local area, identify any opportunities for nature recovery</i></p> <p style="text-align: right;">Max 100 words</p>

Infrastructure

Information Required	Response
<p><i>Active travel priorities, roads / parking, community buildings needs, waste / water infrastructure, broadband, renewable energy</i></p>	<p>See above re: reduction of traffic along C7. We are extremely fortunate in that there is a village hall in Iford belonging to Iford Estate, its own church and no shop or public house. Visitors can enjoy the area by staying in the holiday lodges near Swanborough Fishing Lakes or in Lewes or in a local B&B.</p> <p>Swanborough and Iford are not connected to the water pipes of Southern Water. Connection to Southern Water's network and adoption by Southern Water would be very expensive: Southern Water requires infrastructure to be brought up to</p>

Information Required	Response
	<p>adoptable standard before it will adopt. That is a cost that would be borne by residents. Several householders have installed solar panels and batteries for power storage.</p> <p><i>What local infrastructure does the local community need, where are there shortfalls or a lack of local provision?</i></p> <p style="text-align: right;"><i>Max 100 words</i></p>

FINALISING YOUR SUBMISSION

As a reminder, before finalising your submission, please check you have addressed the following:

- **You have completed the details in section I, including details of public engagement events and consultation activities which have informed the statement. Where possible please identify the percentage of the community that have engaged in the preparation of the PPS.**
- **Please try to summarise the community’s views and aspirations as much as possible, do not provide details of individuals who have commented, and bullet points for key priorities where possible.**
- **If you have supporting evidence or information please use a hyperlink to the data where available, and summarise the information as much as possible in the PPS.**

DISCLAIMER

The assessment process and outputs will feed into the Local Plan review process but we cannot guarantee the delivery of specific community aspirations in the South Downs Local Plan policies, allocations or designations.

DATA PROTECTION STATEMENT

The information collected in this response form will be used by the National Park Authority, as part of its public task, to inform the local plan-making processes and other relevant Authority documents or processes. This information will then be retained until it is superseded. By responding you are accepting the information within your response, may be made available to the public. Any personal information provided (names, addresses, phone numbers, email addresses or other contact details) will not be made public. Please let us know if you do not wish for your information to be shared in this way.

All information held by the South Downs National Park Authority may be subject to release under the Freedom of Information Act. If any information included is sensitive and you would like to have the opportunity to object to its release in the event of a Freedom of Information request, please contact us.

Further details on how we manage your information, including your rights under the GDPR, are available in our Privacy Notice <https://www.southdowns.gov.uk/national-park-authority/transparency/privacy-statement-2/>

<input checked="" type="checkbox"/>	Please tick here to confirm you have read and agree to submit your information in accordance with the disclaimer and data protection statement. Treat as ticked.
Information required	Response
Print Name	████████████████████
Date	21 October 2023

We ask that forms are returned by email to planningpolicy@southdowns.gov.uk

If you are unable to return the form by email please post to:
Planning Policy Team, South Downs National Park Authority, South Downs Centre, North Street
Midhurst, West Sussex, GU29 9DH