



WISBOROUGH GREEN'S NEIGHBOURHOOD PLAN REVIEW



WISBOROUGH GREEN
PARISH COUNCIL

This affects you so please read, it's important.

What is a Neighbourhood Plan? For those who don't know, a Neighbourhood Plan (NP) is our village planning rule book. It's the only protection our village can provide to retain a small degree of local control over the type, design and location of the mandatory housing allocations given by the government to Chichester District Council (CDC). It gives us no control over the housing allocation number, which for Wisborough Green, despite much objection, is now 75 for the period 2021 - 2039. This is in addition to the first NP allocation of 68 new homes (we have achieved 57 with a site allocated for the remaining 11).

Why is the Neighbourhood Plan being reviewed? Finally, after a very long delay, the Chichester Local Plan (LP) has been examined and is expected to be adopted this summer as CDC's planning rule book. This means that our reviewed NP, that has been in hibernation awaiting this decision, must now be pulled off the shelf and reviewed (yet again) to comply with both the government's National Planning Policy Framework (NPPF) and the new LP.

The first WG NP was adopted by CDC in July 2016, allocating 68 homes. It was required to be reviewed within a short period of time due to the LP review and a further housing allocation.

A revision of the WG NP started in 2018. Site allocations, policy changes and a draft version were consulted on. The process could not be completed purely due to the constantly shifting housing allocation and timescales of the LP.

Why do we need a Neighbourhood Plan? Without an updated NP, we will lose local control on allocating development sites. CDC would allocate the sites which could be in locations not supported by the village. With a NP in place the village receives 25%, rather than 15%, of the Community Infrastructure Levy paid by developers for village infrastructure improvements.

How is the Neighbourhood Plan achieved? By a Steering Group of volunteers, comprising of Parish Council and village representatives, which reports back to the Parish Council. The Group will review the current draft plan and its policies, re-assess the existing site assessments and assess any new proposed sites against set criteria. Public consultations will be required with professional analysis of the results. The NP can then go forward for examination, referendum and finally be adopted by CDC.

How can you help? The Steering Group now consists of only 5 volunteers which is not enough to achieve this important planning document for the village. We need additional team members willing to help complete this vital work for the benefit of Wisborough Green. Don't let a lack of NP knowledge deter you, the experienced members will work alongside and support you; we work as a team.

If you love and appreciate being part of this village, PLEASE volunteer; contact the Parish Clerk on 701102 or email clerk@wisboroughgreenpc.org for more information. Five people cannot continue to shoulder the work required in this final push to protect what we can of the character of our village.

What happens if no help is offered? The current team will do what it can to lead the process but there is only so much we can do. Without additional help, the Parish Council will have no alternative but to pay professionals. This considerable cost would come out of the Parish Precept, the money you pay to the Parish Council, which could impact upon other projects and maintenance.

What else can we do? Support the process and provide your opinions when asked. We need you ALL to attend the public consultation event currently planned for later this year when we will be actively seeking your ideas and opinions about shaping the future of Wisborough Green. More information will follow so please read the updates in the Parish magazine and Parish Council newsletters.

Potential Development Sites CALL FOR SITES

- CDC and the Parish Council have already been notified of some possible development sites.
- Do you have land that you think has development potential in and around the village?
- Would you like your site to be considered?
- If so, obtain a submission form by contacting the Parish Council Clerk, Louise Davies, on 701102 or clerk@wisboroughgreenpc.org
- All potential sites will undergo a rigorous and objective assessment for suitability against set criteria prior to selection for consultation.

The cut-off date for sites to be considered is

Friday 15th August 2025.