

Mid Sussex District Council

Our Ref: SDNP/25/02348/ADJAUT
Contact Officer: Philippa Smyth
Tel. No.: 01730 819296

30th June 2025

Dear Sir/Madam,

Neighbouring Authority Consultation

Applicant: Mid Sussex District Council
Proposal: Adjoining Authority Consultation - Mid Sussex District Council (DM/25/0090) - Change of Use of land to equestrian, erection of equestrian facilities including indoor arena, stables, outdoor arena, horse walker, re-surfacing of existing track, creation of balancing / ecology pond, associated earthworks and provision of a soft landscaping scheme. Amended Arboricultural Impact Assessment and Appendix received on 28.02.2025. Amended Landscape drawings and Ecology related information received on 30.05.2025.

Location: Land at Eastwood Farm , Shaves Wood Lane , Albourne , West Sussex

Thank you for your correspondence received 3 June 2025, consulting us as a neighbouring authority on the above noted development proposals.

Although the application site is located outside of the National Park, the Council has a statutory duty to consider the Purposes of the National Park when making its determination.

The two statutory purposes of the SDNP designation are:

- To conserve and enhance the natural beauty, wildlife and cultural heritage,
- To promote opportunities for the public understanding and enjoyment of the special qualities of their areas.

If there is a conflict between these two purposes, conservation takes precedence. There is also a duty to foster the economic and social wellbeing of the local community in pursuit of these purposes.

Section 245 of the Levelling-Up and Regeneration Act 2023 (S.245 duty) amends and strengthens the Section 11A (2) duty of the National Parks and Access to the Countryside Act 1949 upon relevant authorities, which includes the National Park Authority itself, to 'seek to further the specified purposes of Protected Landscapes'.

The National Park's comments on the development are as follows:

Thank you for reconsulting SDNPA on the revised information. Please see our previous response

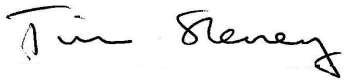
South Downs National Park Authority, South Downs Centre, Midhurst, GU29 9DH
Tel: 01730 819361 Email: planning@southdowns.gov.uk

ADADJZ

dated 17/03/2025 (and 20/03/2025).

SDNPA note that MSDC's Landscape Specialists 'Places Services' are not supportive of the proposal owing to the impact of the proposed development on the landscape character and the setting of the South Downs National Park. It is noted that these concerns were flagged by SDNPA.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Tim Slaney', with a stylized flourish at the end.

TIM SLANEY

Director of Planning

South Downs National Park Authority

Contact Officer

Philippa Smyth

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