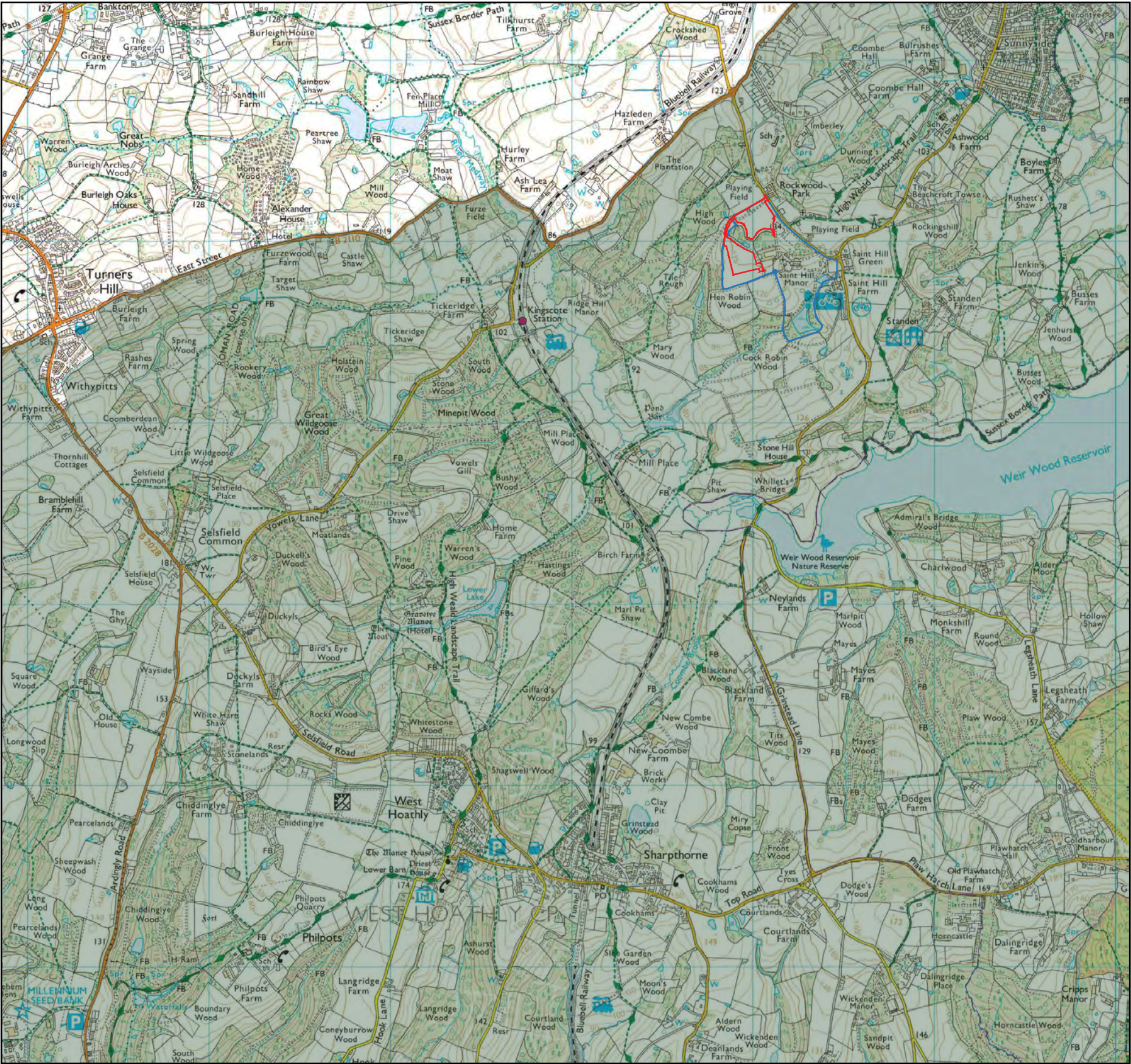


01-1232
Juhring and Hobbs Fields
Landscape Visual and Impact Assessment Figures
March 2026



1232-ENP-SI-00-RP-L-90905



KEY

Application Boundary

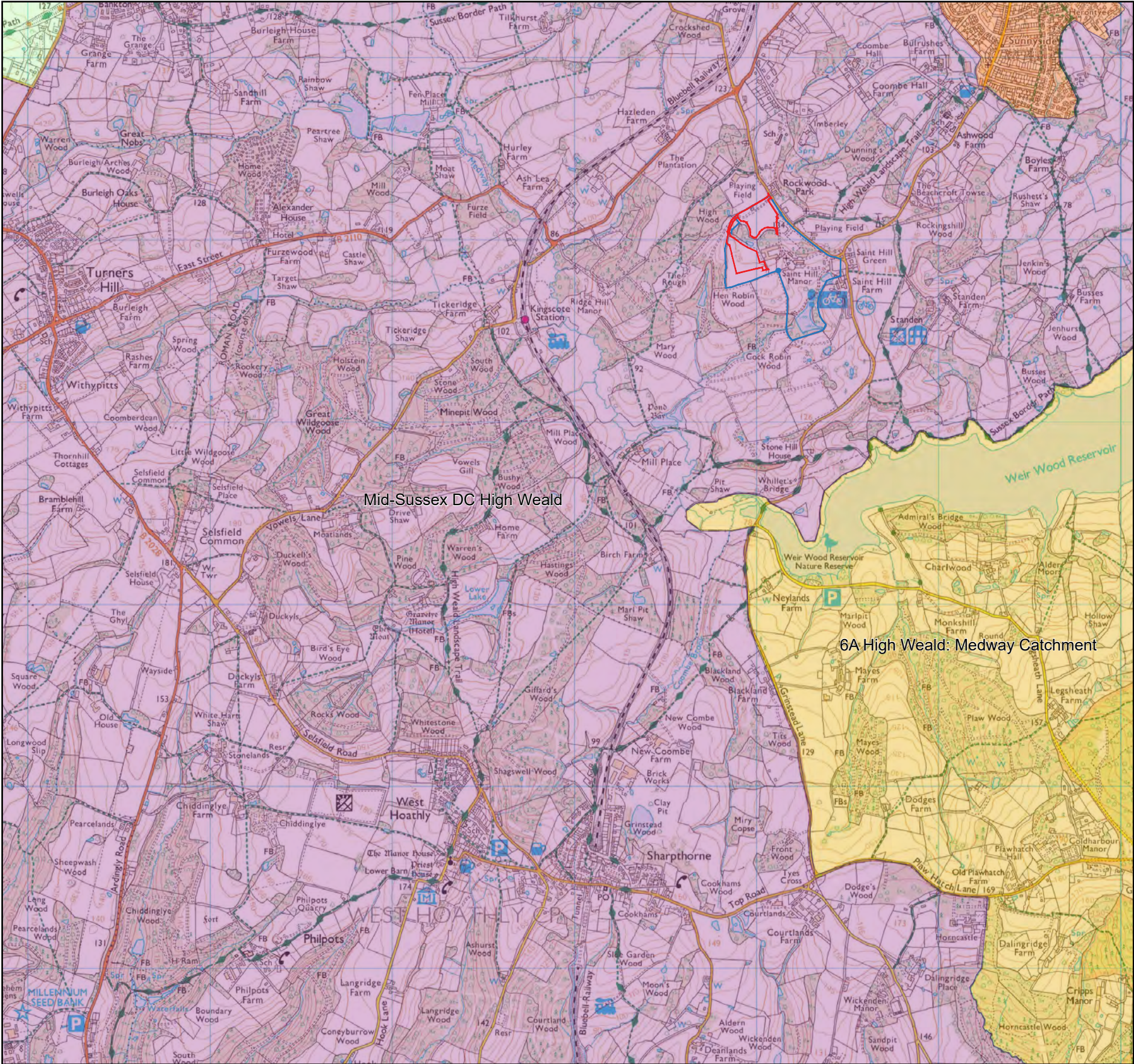
'Other land in the control of the applicant'

High Weald National Landscape



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P03	21.11.25	Issued For Planning JW	MN	
P02	30.09.25	Issued For Planning JW	MN	
P01	28.02.25	Issued For Planning SK	MN	
revision	date	description	dwn	chkd
St Anne's House, 111 High Street Lewes BN7 1XY				
T 01273 007807 W www.enplan.net				
project		scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead		1:25000 @ A3		
		date		
		Feb 2025		
title		drawn by		
High Weald National Landscape		SK		
		checked		
		MN		
drawing number		revision		
Figure 2		P03		
DO NOT SCALE FROM THIS DRAWING COPYRIGHT AL100035542				



KEY

Application Boundary

'Other land in the control of the applicant'

Mid-Sussex DC Landscape Character Areas

High Weald

Mid-Sussex DC Landscape Character Areas

East Grinstead BUA

Mid-Sussex DC Landscape Character Areas

High Weald Plateau

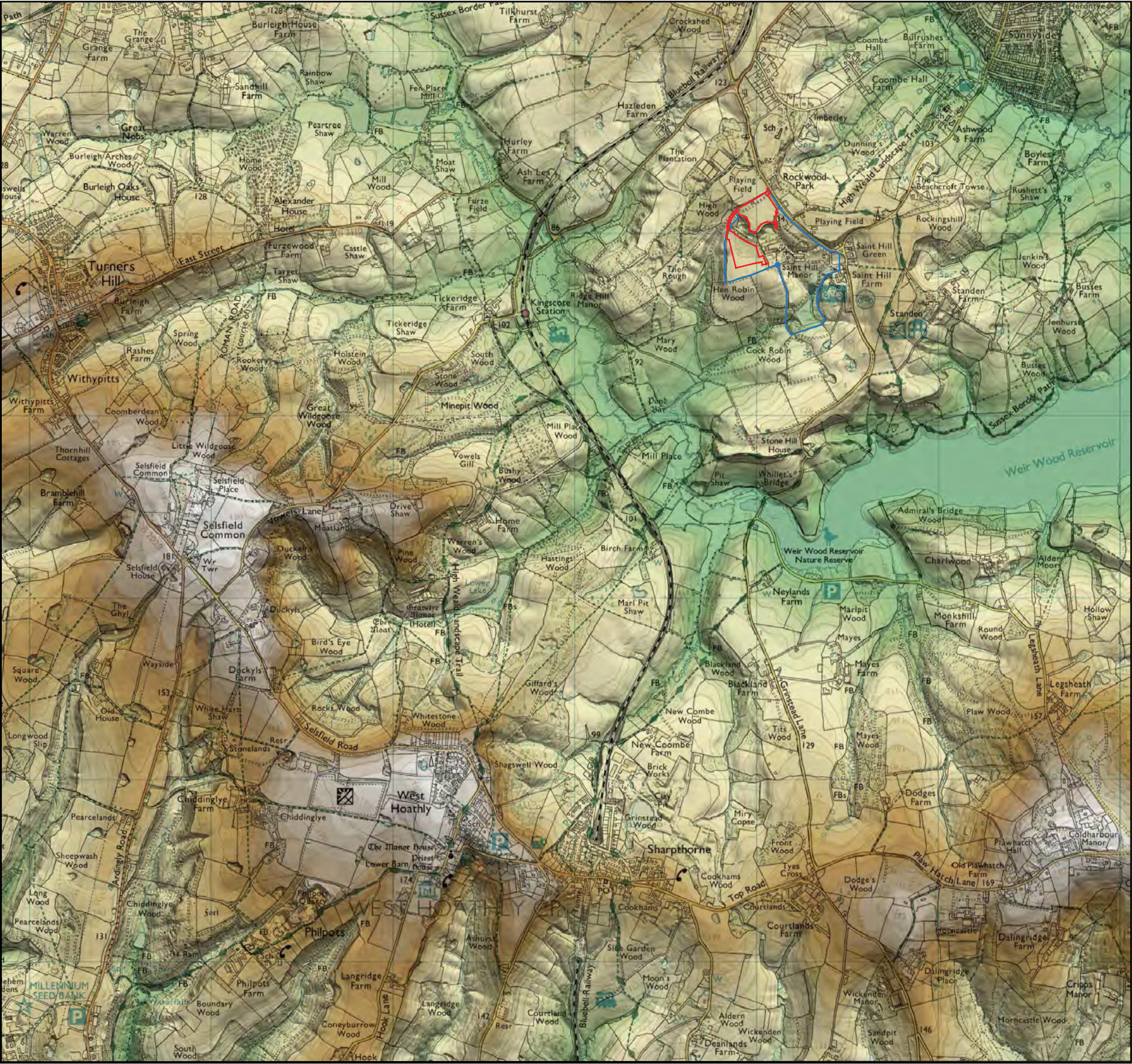
Wealden Landscape Character Areas

6A - High Weald Medway Catchment

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P03	21.11.25	Issued For Planning JW	MN	
P02	30.09.25	Issued For Planning JW	MN	
P01	28.02.25	Issued For Planning SK	MN	
revision	date	description	dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net				
project			scale	
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			1:25000 @ A3	
			date	
			Feb 2025	
title			drawn by	
Landscape Character Areas			SK	
			checked	
			MN	
drawing number			revision	
Figure 3			P03	
DO NOT SCALE FROM THIS DRAWING COPYRIGHT AL100035542				



KEY

Application Boundary

'Other land in the control of the applicant'<= 7070 - 7575 - 8080 - 8585 - 9090 - 9595 - 100100 - 105105 - 110110 - 115115 - 120120 - 125125 - 130130 - 135135 - 140140 - 145145 - 150150 - 155155 - 160160 - 165165 - 170170 - 175175 - 180180 - 185185 - 190> 190

P03	21.11.25	Issued For Planning JW	MN	
P02	30.09.25	Issued For Planning JW	MN	
P01	28.02.25	Issued For Planning SK	MN	
revision	date	description	dwn	chkd
St Anne's House, 111 High Street Lewes BN7 1XY				
T 01273 007807 W www.enplan.net				
project		scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead		1:25000 @ A3		
		date		
		Feb 2025		
title		drawn by		
Topographical Context		SK		
		checked		
		MN		
drawing number		revision		
Figure 4		P03		
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P03	21.11.25	Issued For Planning JW	MN	
P02	30.09.25	Issued For Planning JW	MN	
P01	28.02.25	Issued For Planning SK	MN	
revision	date	description	dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY				
T 01273 007807 W www.enplan.net				
project		scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead		1:25000 @ A3		
		date		
		Feb 2025		
title		drawn by		
Significant Vegetation		SK		
		checked		
		MN		
drawing number		revision		
Figure 5		P03		
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KEY	
	Application Boundary
	'Other land in the control of the applicant'
	Edge of Ancient Woodland
	Ancient Woodland 15m buffer

P04	27.03.26	Issued For Planning	JW	MN
P03	21.11.25	Issued For Planning	JW	MN
P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN

revision	date	description	dwn	chkd
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St Anne's House,
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project	scale
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead	1:2000 @ A3
date	Feb 2025
title	drawn by
Scheme Proposals	SK
	checked
	MN
drawing number	revision



LANDSCAPE KEY	
	Application Boundary
	'Other land in the control of the applicant'
	Grassed surface with geogrid reinforcement
	Gravel access route with geogrid reinforcement
	Asphalt at connections to existing roads
	Resin bound gravel path
	Shrub and tree planting
	Swale
	Wildflower meadow
	Native shrub planting
	Existing trees to be retained
	Edge of Ancient Woodland
	Ancient Woodland 15m buffer
	Existing barn to be removed

P04	27.03.26	Issued For Planning	JW	MN
P03	21.11.25	Issued For Planning	JW	MN
P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN

revision	date	description	dwn	chkd
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BN7 1XY

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project	scale
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead	1:1000 @ A3
date	Feb 2025
title	drawn by
Juhring Field Proposals	SK
	checked
	MN

drawing number	revision
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Figure 7 **P04**

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LANDSCAPE KEY

- Application Boundary
- 'Other land in the control of the applicant'
- Grassed surface with geogrid reinforcement
- Tree copse
- Wildflower meadow
- Native shrub mix
- Gravel access route with geogrid reinforcement
- Washroom building
- Edge of Ancient Woodland
- Ancient Woodland 15m buffer

P04	27.03.26	Issued For Planning	JW	MN
P03	21.11.25	Issued For Planning	JW	MN
P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN

revision	date	description	dwn	chkd
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St Anne's House,
111 High Street
Lewes
BN7 1XY

T 01273 007807
W www.enplan.net

project	scale
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead	1:1000 @ A3
date	Feb 2025

title	drawn by
Hobbs Field Proposals	SK
checked	MN

drawing number	revision
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Figure 8 P04

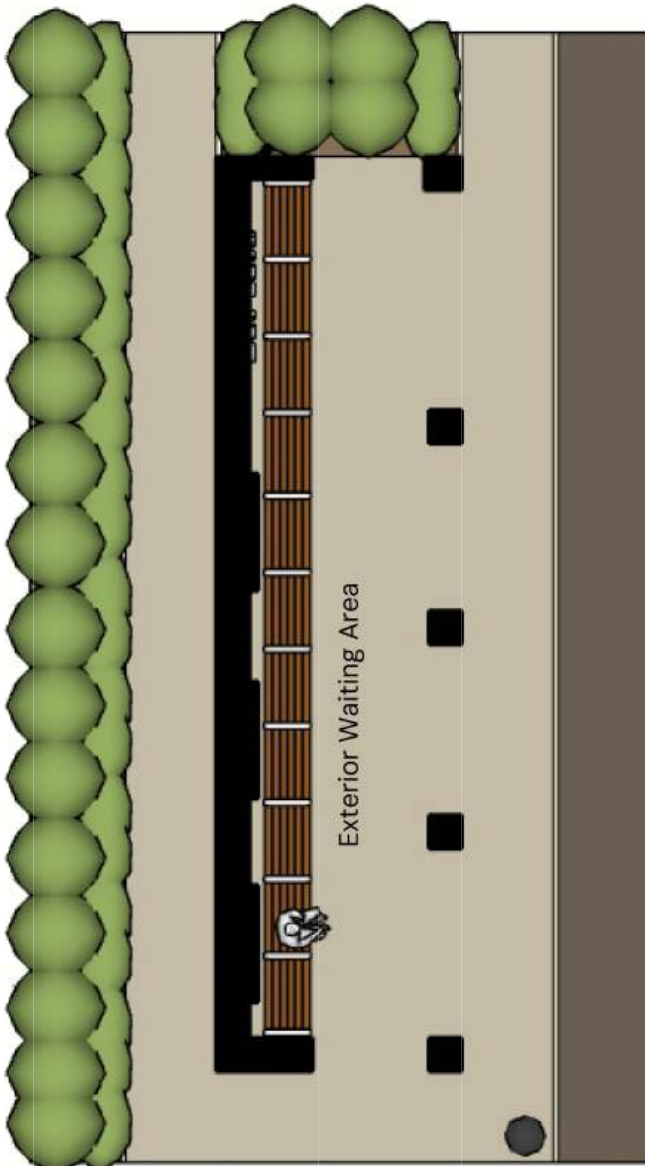
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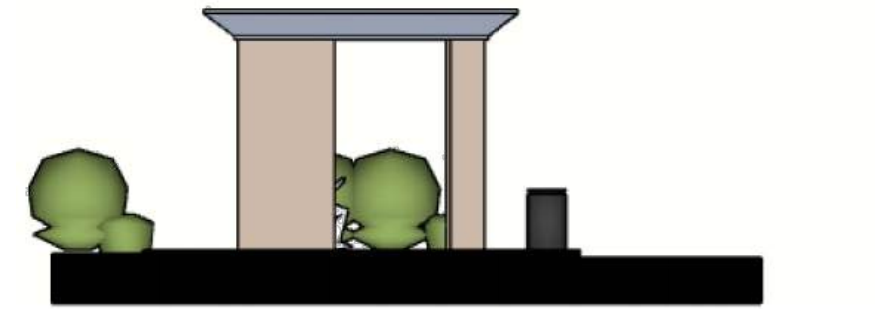
Location plan not to scale



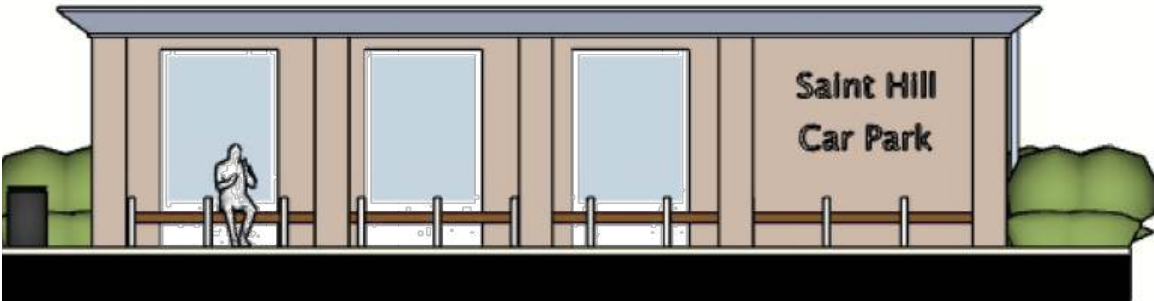
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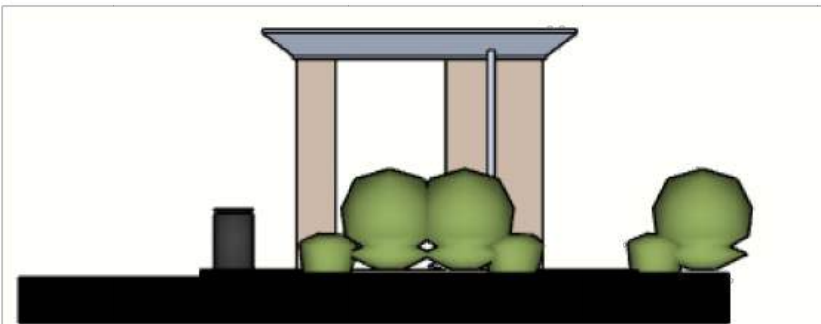
Proposed Plan
1:100



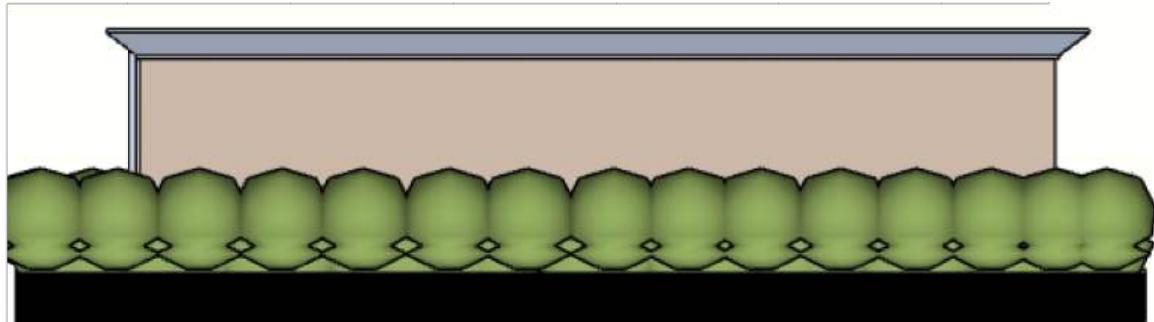
Proposed South Elevation
1:100



Proposed East Elevation
1:100



Proposed North Elevation
1:100

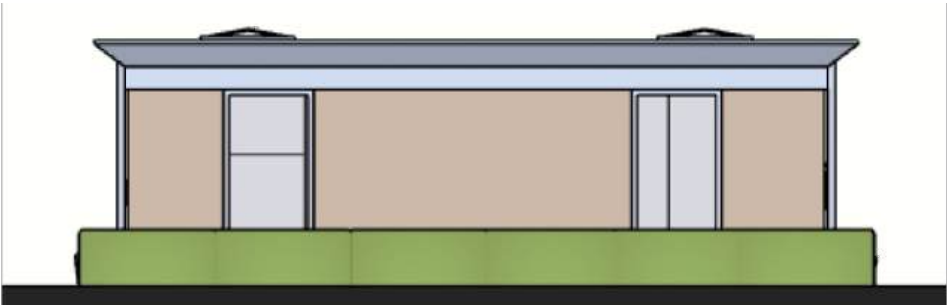


Proposed West Elevation
1:100

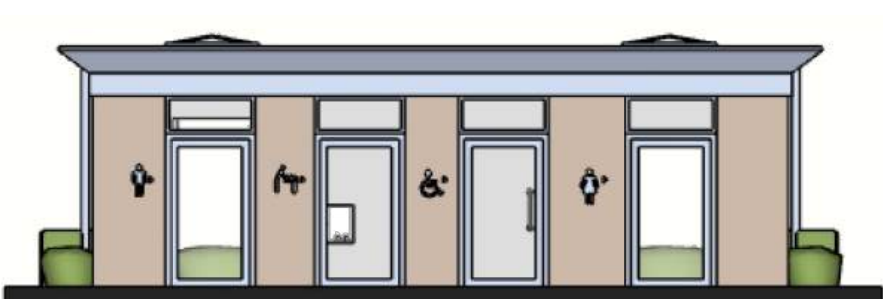
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St Anne's House, 111 High Street Lewes BN7 1XY					
T 01273 007807 W www.enplan.net					
project			scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			As Shown		
			date		
			Feb 2025		
title			drawn by		
The Drop Off Shelter			SK		
			checked		
			MN		
drawing number			revision		
Figure 9			P03		
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Location plan not to scale



Proposed South Elevation
1:100



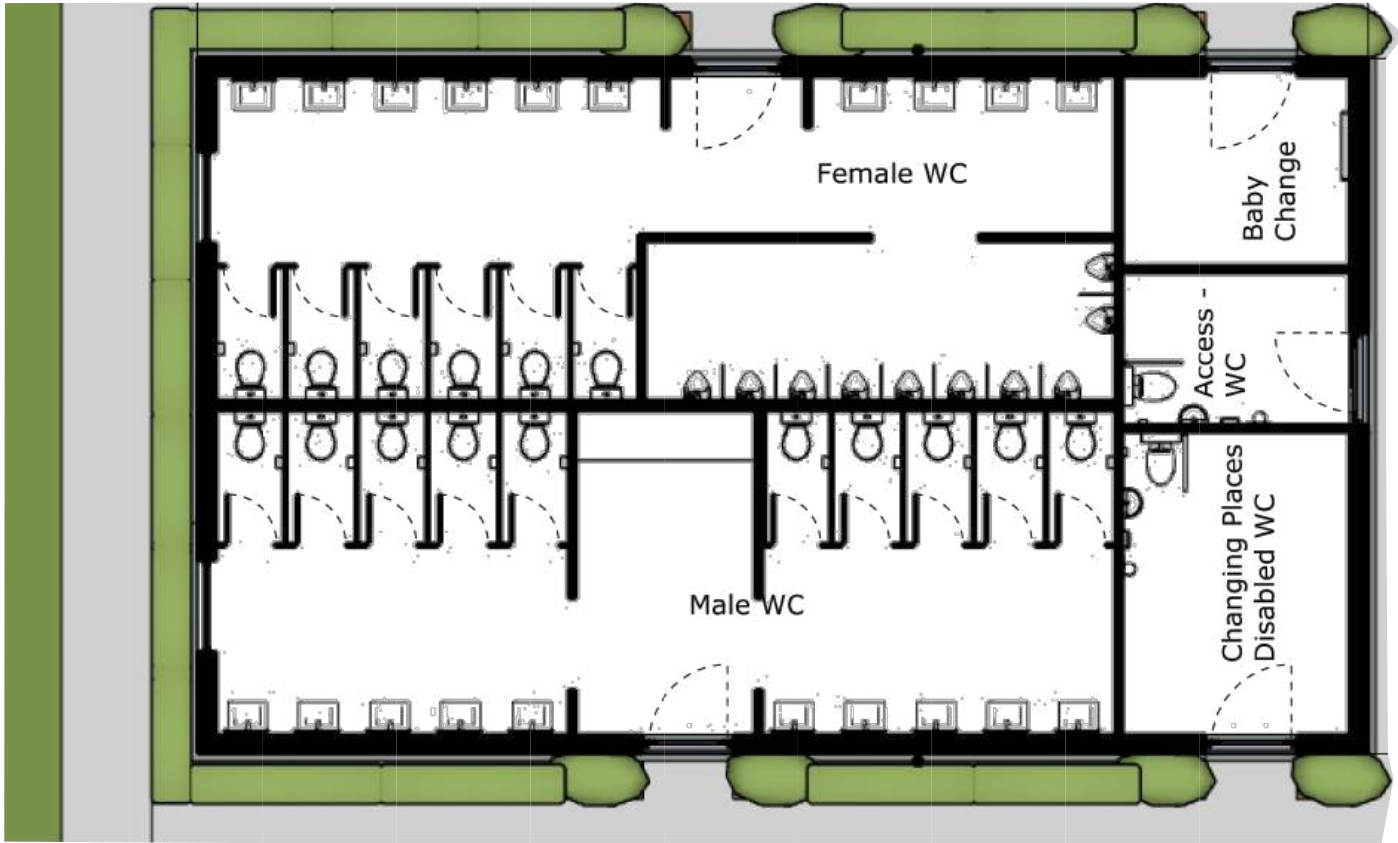
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1:100



Proposed West Elevation
1:100



Proposed East Elevation
1:100

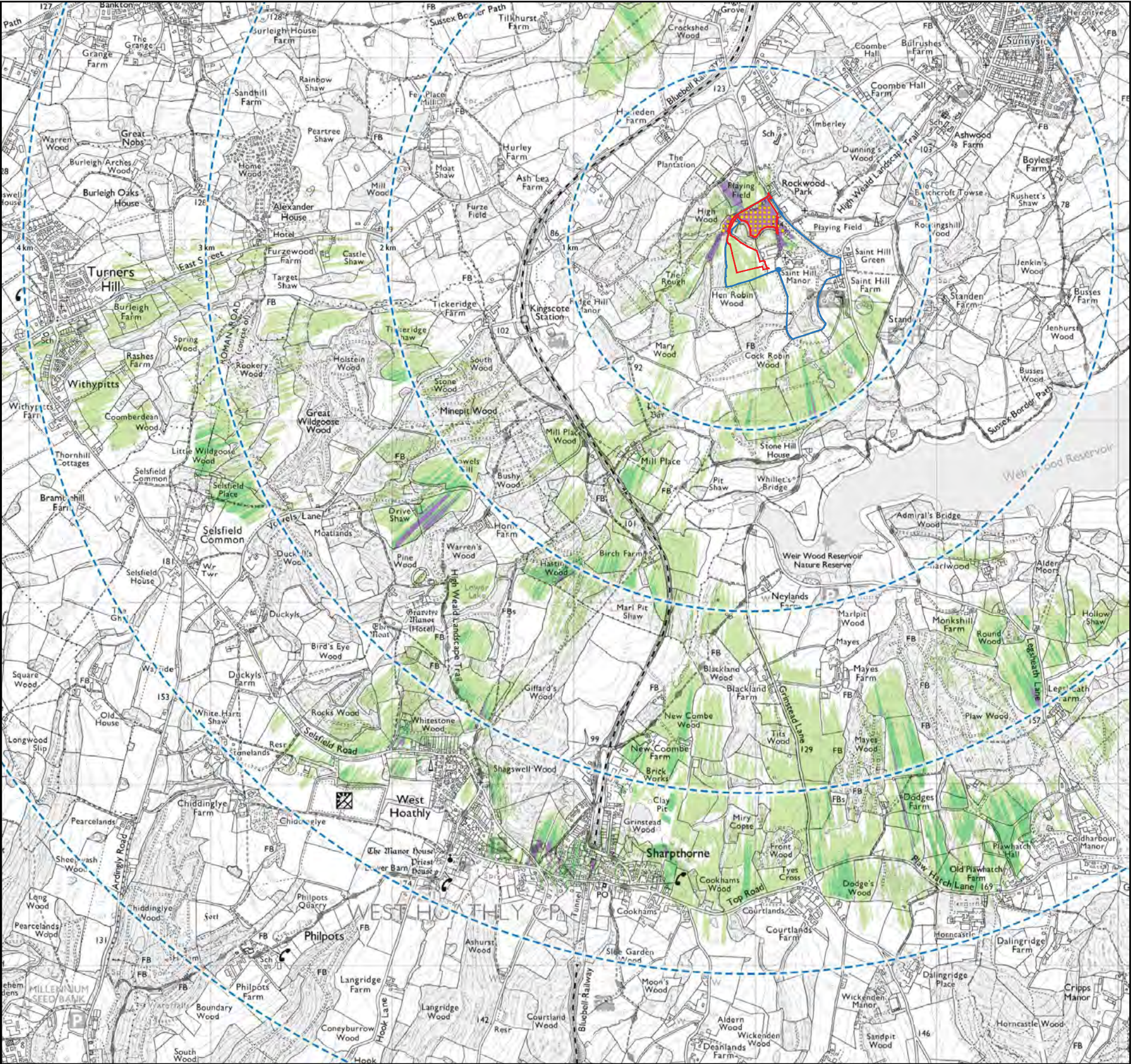


Proposed Plan
1:100



- Privacy Glass
- Sandstone to Match Castle/ Refectory Saint Hill
- Green Roof
- Skylight

P03	21.11.25	Issued For Planning	JW	MN	
P02	30.09.25	Issued For Planning	JW	MN	
P01	28.02.25	Issued For Planning	SK	MN	
revision	date	description		dwn	chkd
St Anne's House, 111 High Street Lewes BN7 1XY					
T 01273 007807 W www.enplan.net					
project			scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			As Shown		
			date		
			Feb 2025		
title			drawn by		
The Washroom Pavilion Building			SK		
			checked		
			MN		
drawing number			revision		
Figure 10			P03		
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KEY

Application Boundary

'Other land in the control of the applicant'

Location

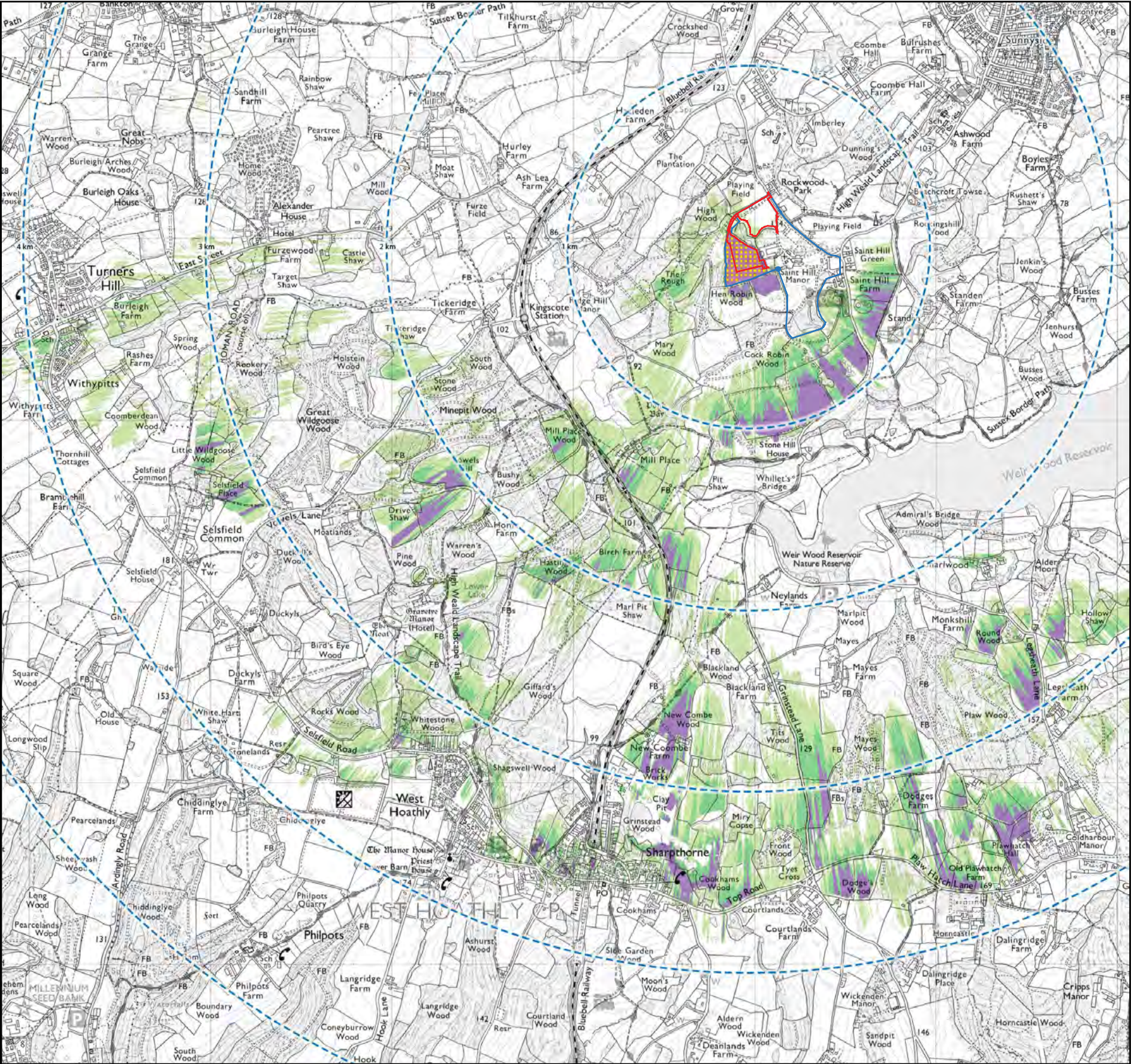
Radius lines from site centre in km

Filtered Views

Unfiltered Views

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P02	30.09.25	Issued For Planning JW	MN	
P01	28.02.25	Issued For Planning SK	MN	
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St Anne's House, 111 High Street Lewes BN7 1XY				
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project	scale			
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	date			
	Feb 2025			
title	drawn by			
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	checked			
	MN			
drawing number	revision			
Figure 11	P03			
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KEY

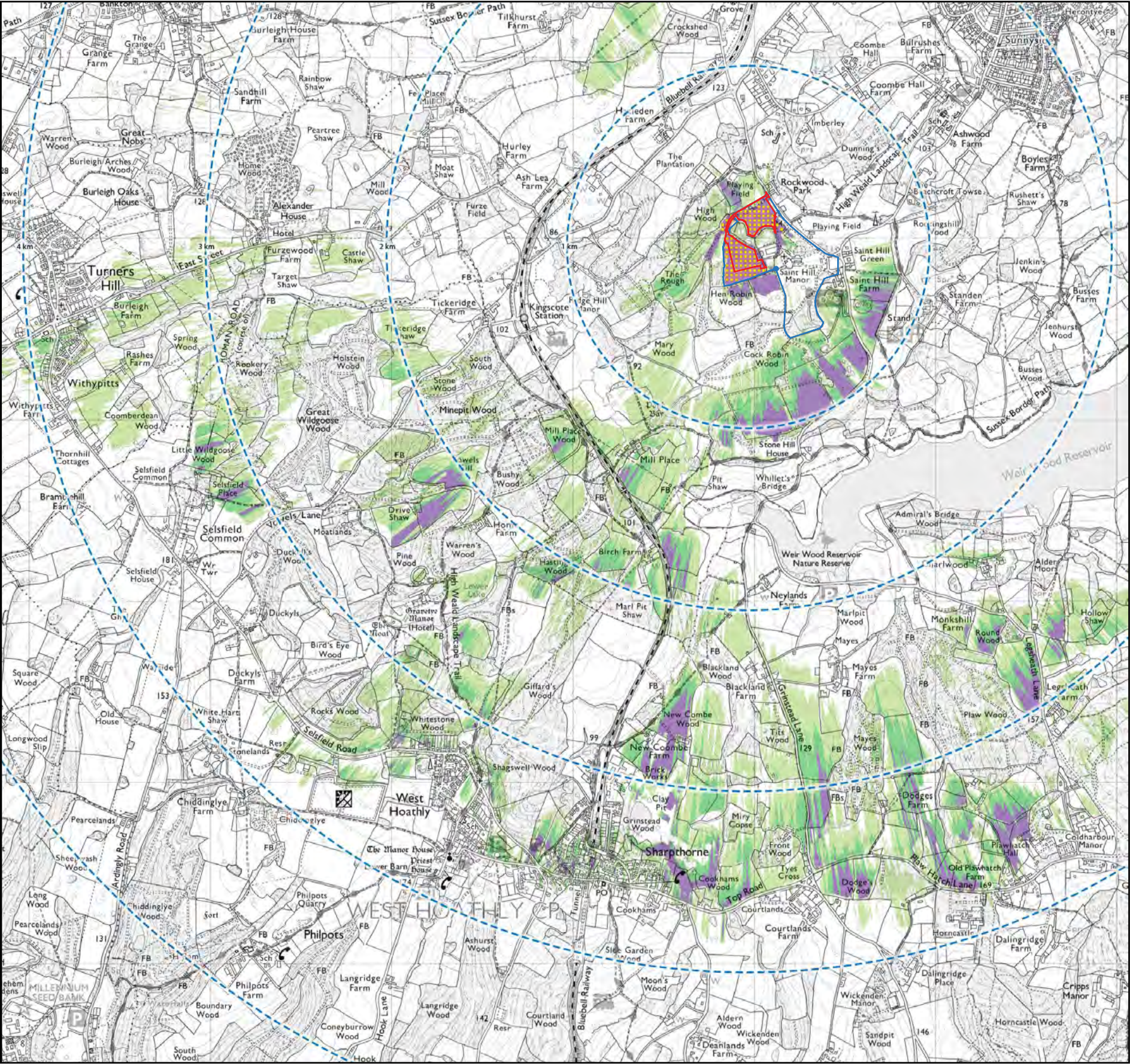
Application Boundary

'Other land in the control of the applicant'

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P02	30.09.25	Issued For Planning	JW	MN	
P01	28.02.25	Issued For Planning	SK	MN	
revision	date	description		dwn	chkd
St Anne's House, 111 High Street Lewes BN7 1XY					
T 01273 007807 W www.enplan.net					
project			scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			1:25000 @ A3		
			date		
			Feb 2025		
title			drawn by		
Zone of Theoretical Visibility for Hobbs Field			SK		
			checked		
			MN		
drawing number			revision		
Figure 12			P03		
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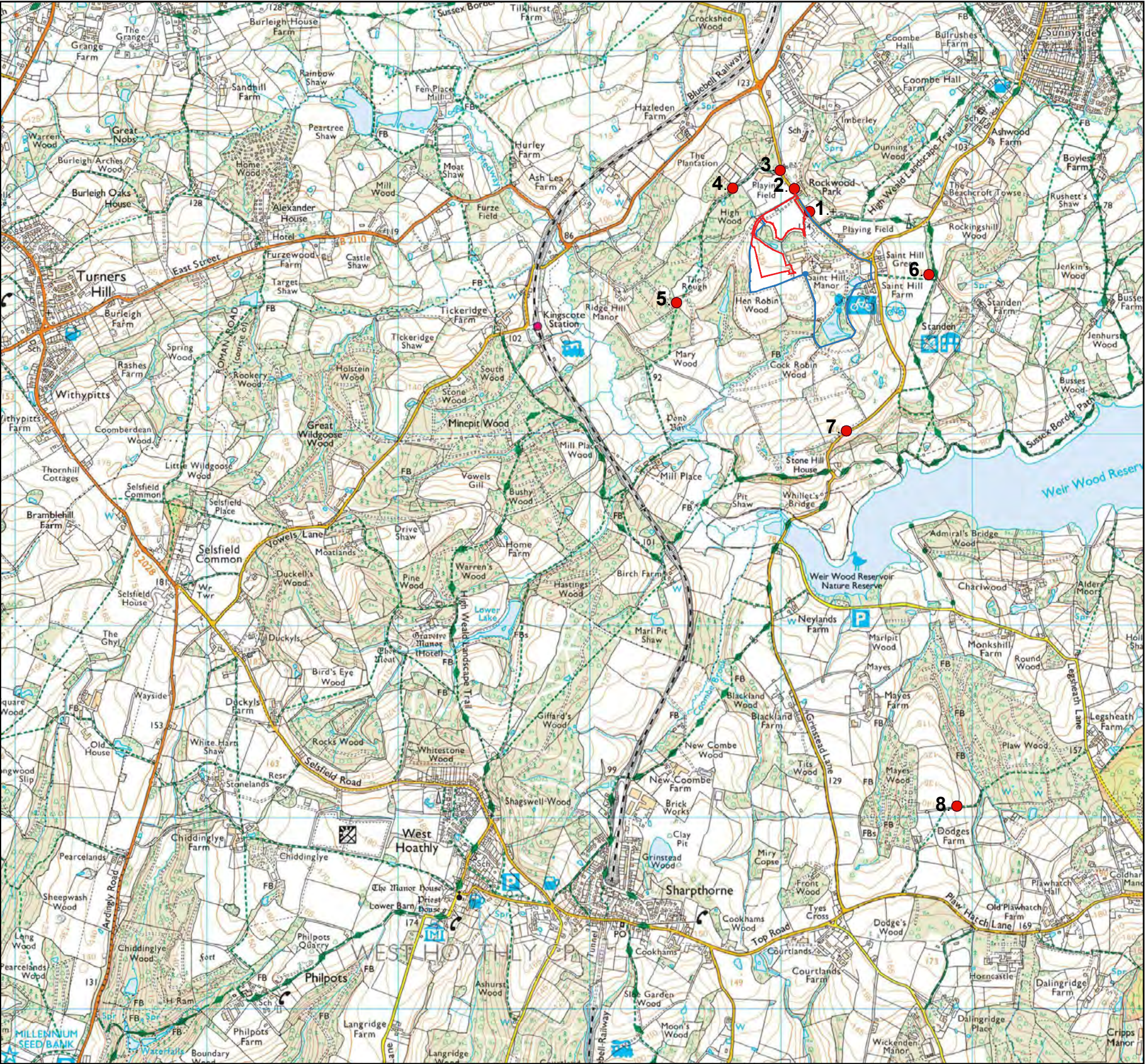
Application Boundary

'Other land in the control of the applicant'

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P02	30.09.25	Issued For Planning	JW	MN	
P01	28.02.25	Issued For Planning	SK	MN	
revision	date	description		dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net					
project			scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			1:25000 @ A3		
			date		
			Feb 2025		
title			drawn by		
Combined Zone of Theoretical Visibility			SK		
			checked		
			MN		
drawing number			revision		
Figure 13			P03		
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KEY

Application Boundary

'Other land in the control of the applicant'

1.

Viewpoint location

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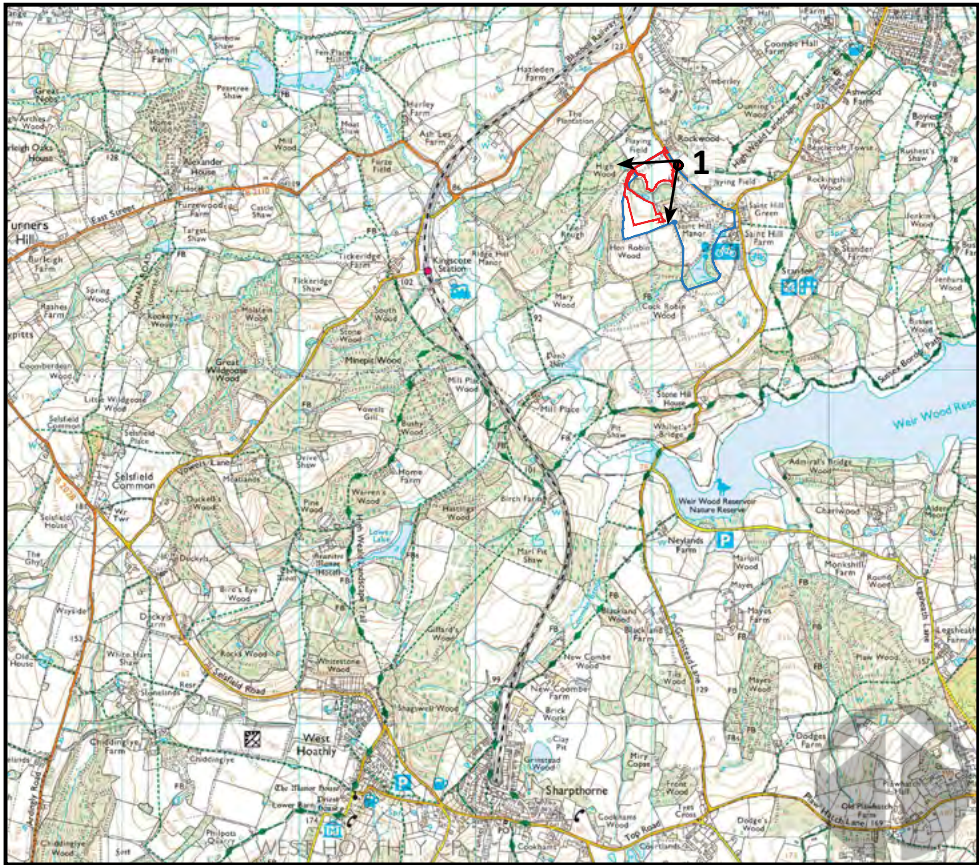
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St Anne's House, 111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net				
project		scale		
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead		1:25000 @ A3		
		date		
		Feb 2025		
title		drawn by		
Photographic Viewpoint Locations		SK		
		checked		
		MN		
drawing number		revision		
Figure 14		P03		
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Approximate Location of Application Site



Viewpoint 1: View from Saint Hill Manor, Main Entrance off Saint Hill Road



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P01	28.02.25	Issued For Planning	SK	MN
revision	date	description	dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net				
project Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			scale N/A	
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title Photographic Viewpoint 1			drawn by SK	
			checked MN	
drawing number Figure 15			revision P03	
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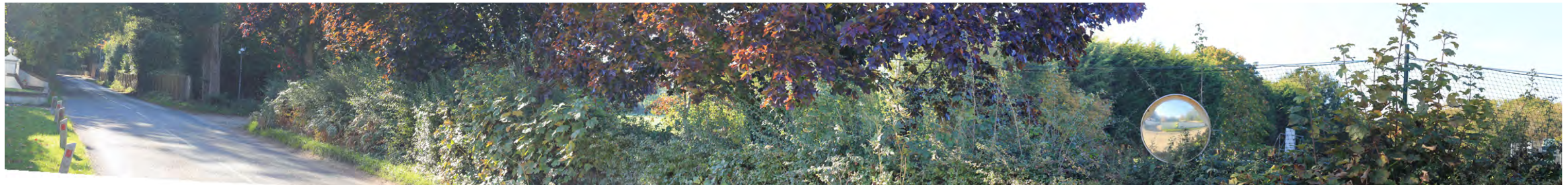
Approximate Location of Application Site

Saint Hill
Road

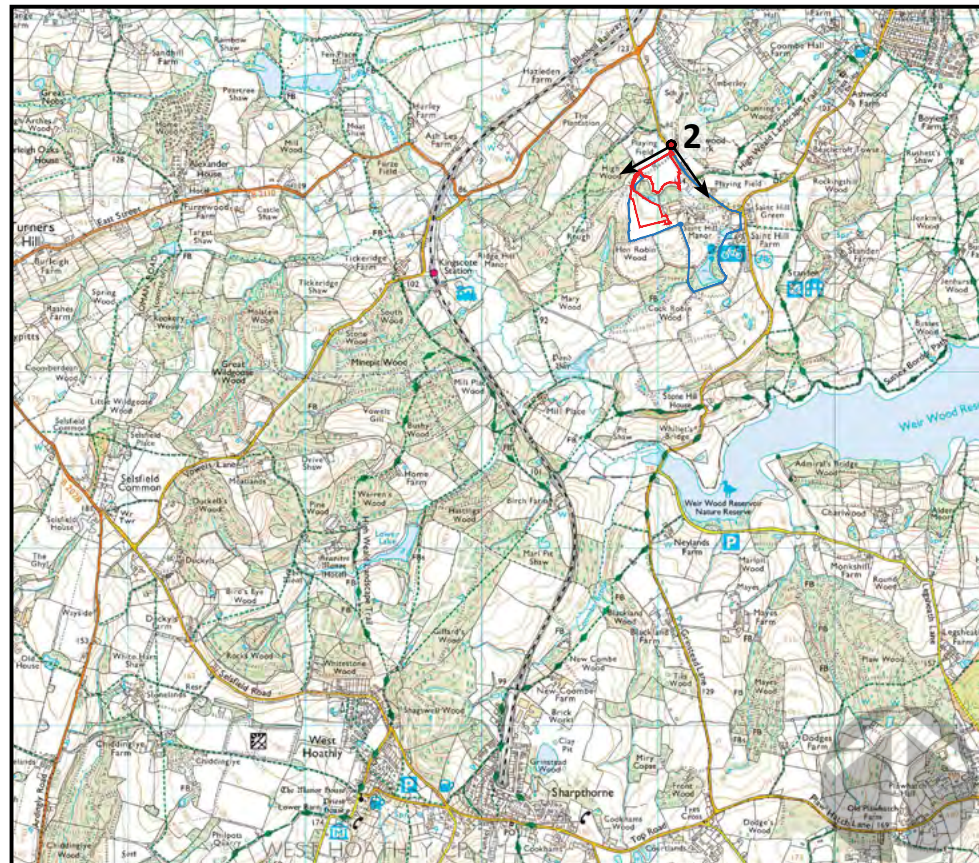
East Grinstead Sports Club
Grounds



Viewpoint 2: View from Saint Hill Road, by Rockwood Park (February 2025)



Viewpoint 2: View from Saint Hill Road, by Rockwood Park (September 2025)



P03	21.11.25	Issued For Planning JW	MN
P02	30.09.25	Issued For Planning JW	MN
P01	28.02.25	Issued For Planning SK	MN

revision	date	description	dwn	chkd
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St Anne's House,
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BN7 1XY



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project	scale
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead	N/A
	date
	Feb 2025

title	drawn by
Photographic Viewpoint 2	SK
	checked
	MN

drawing number **Figure 16** revision **P03**

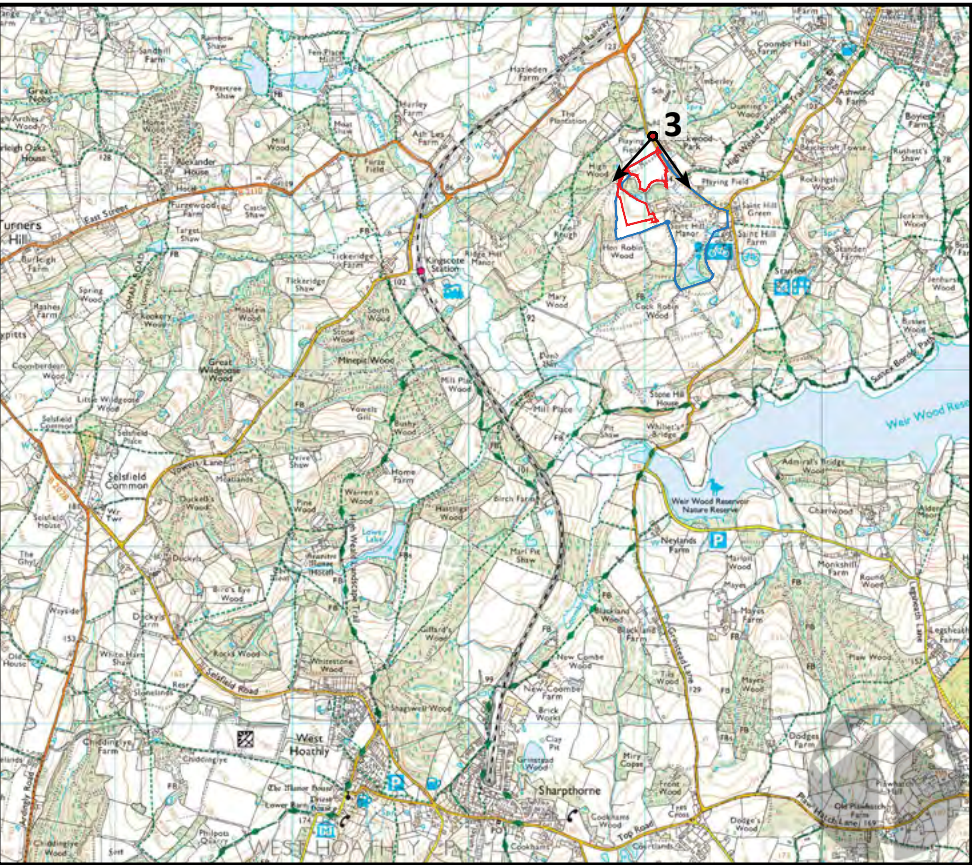
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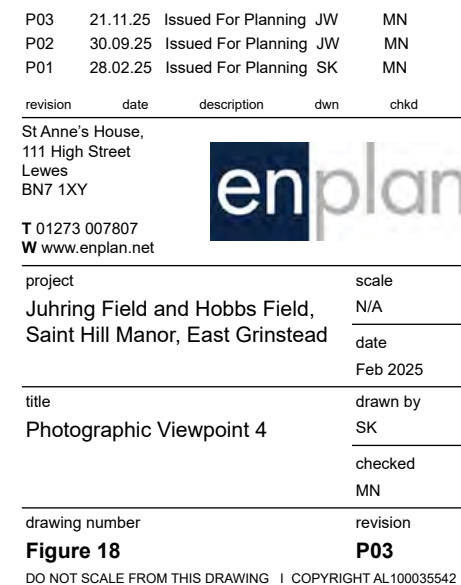
Viewpoint 3: View from Saint Hill Road, by entrance to Saint Hill Sports Club (February 2025)

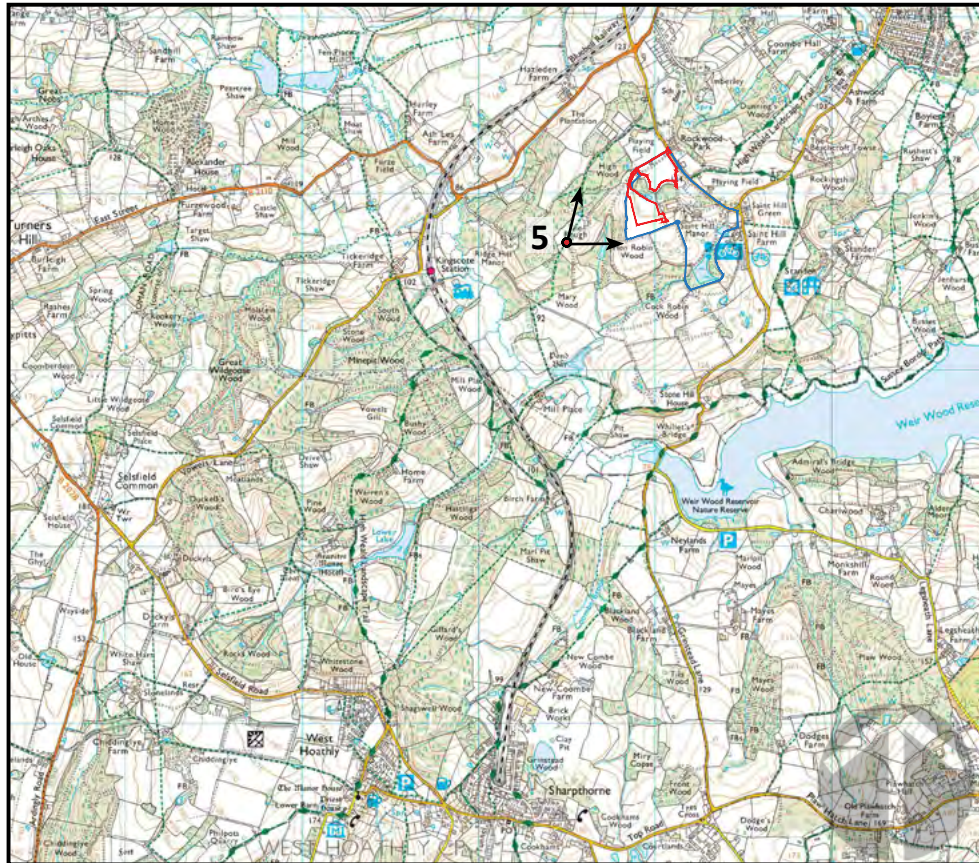


Viewpoint 3: View from Saint Hill Road, by entrance to Saint Hill Sports Club (September 2025)



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P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN
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St Anne's House, 1111 High Street Lewes BN7 1XY				
T 01273 007807 W www.enplan.net				
project			scale	
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			N/A	
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			Feb 2025	
title			drawn by	
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			MN	
drawing number			revision	
Figure 17			P03	
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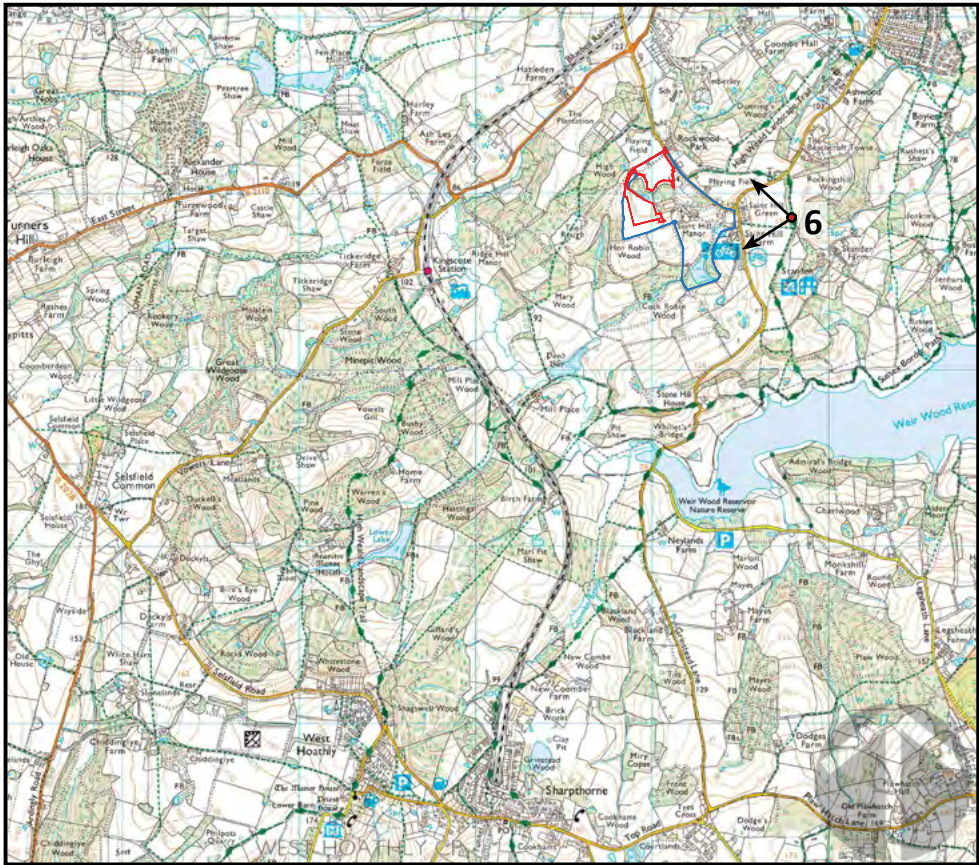




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St Anne's House, 111 High Street Lewes BN7 1XY 				
T 01273 007807 W www.enplan.net				
project			scale	
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			N/A	
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			Feb 2025	
title			drawn by	
Photographic Viewpoint 5			SK	
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Figure 9			P03	
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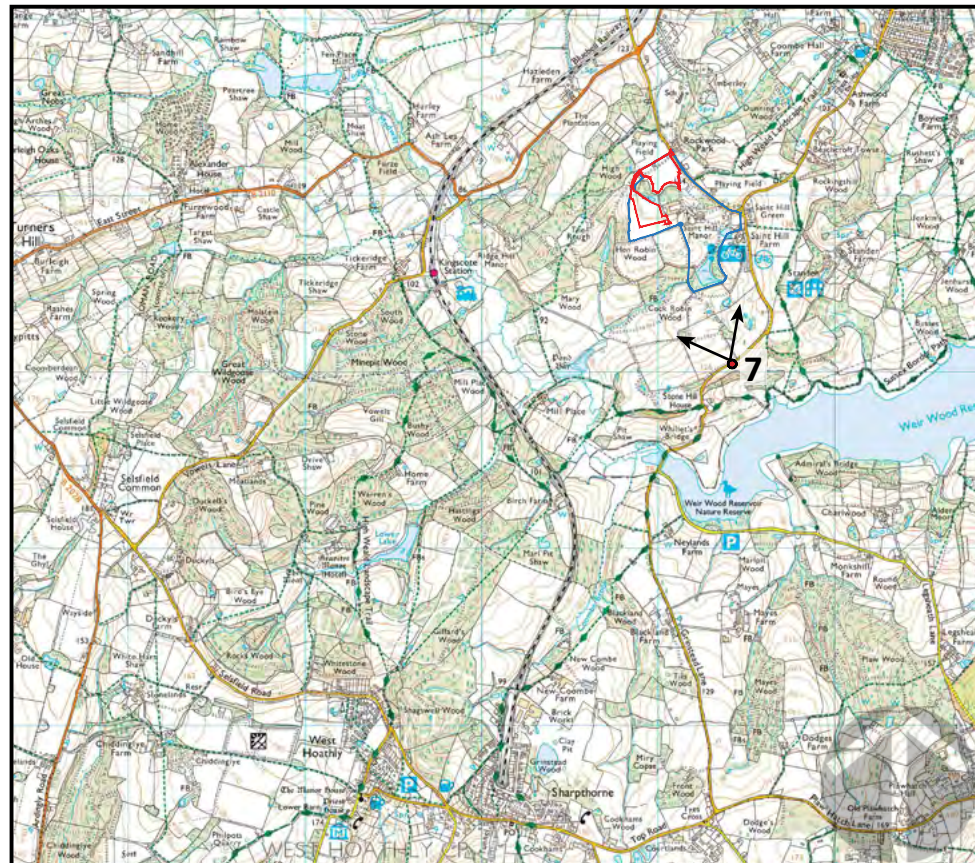


Viewpoint 6: View from West Hoathly Road



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P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN
revision	date	description	dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net				
project			scale	
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			N/A	
			date	
			Feb 2025	
title			drawn by	
Photographic Viewpoint 6			SK	
			checked	
			MN	
drawing number			revision	
Figure 20			P03	
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The Castle,
Saint Hill



P03	21.11.25	Issued For Planning JW	MN
P02	30.09.25	Issued For Planning JW	MN
P01	28.02.25	Issued For Planning SK	MN

revision	date	description	dwn	chkd
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BN7 1XY



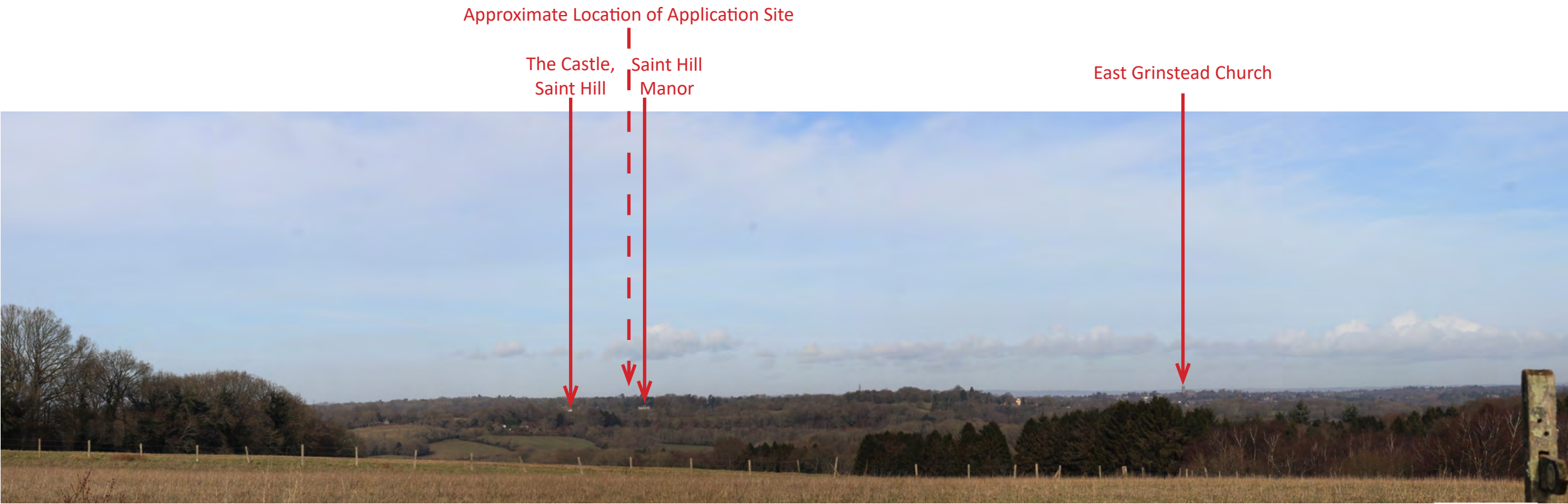
T 01273 007807
W www.enplan.net

project	scale
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead	N/A
	date
	Feb 2025

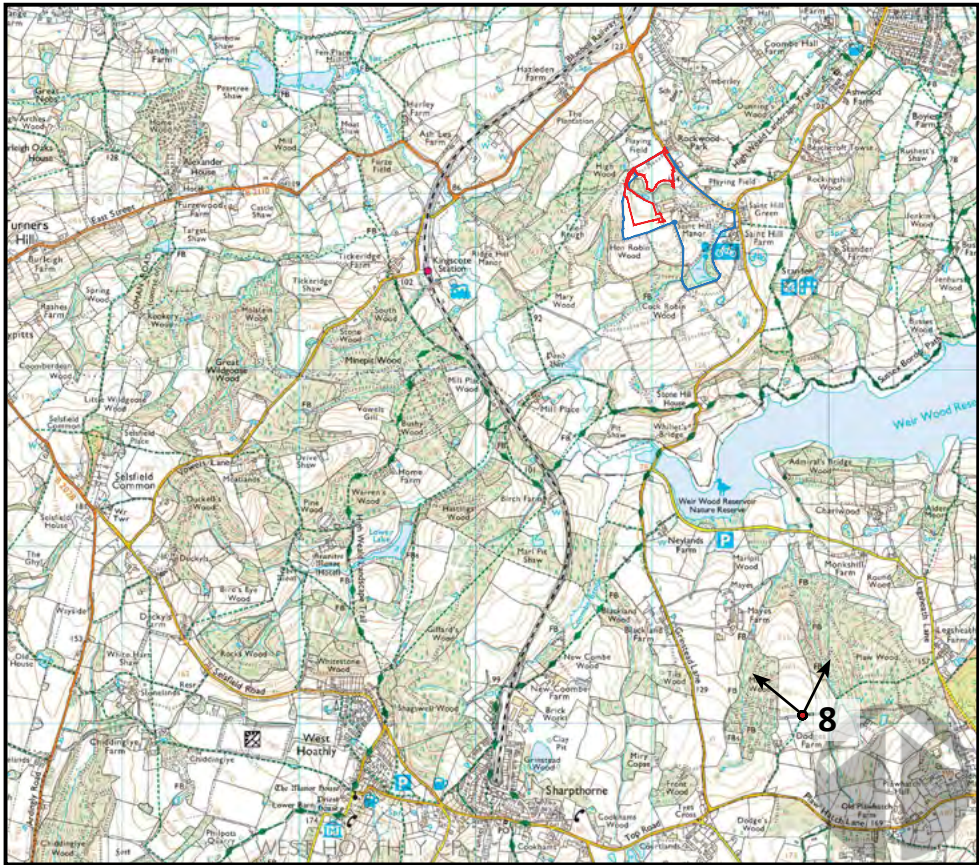
title	drawn by
Photographic Viewpoint 7	SK
	checked
	MN

drawing number	revision
Figure 21	P03

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Viewpoint 8: View from Public Right of Way, South of Plawhatch Lane



P03	21.11.25	Issued For Planning	JW	MN
P02	30.09.25	Issued For Planning	JW	MN
P01	28.02.25	Issued For Planning	SK	MN
revision	date	description	dwn	chkd
St Anne's House, 1111 High Street Lewes BN7 1XY T 01273 007807 W www.enplan.net				
project			scale	
Juhring Field and Hobbs Field, Saint Hill Manor, East Grinstead			N/A	
			date	
			Feb 2025	
title			drawn by	
Photographic Viewpoint 8			SK	
			checked	
			MN	
drawing number			revision	
Figure 22			P03	
DO NOT SCALE FROM THIS DRAWING COPYRIGHT AL100035542				