

Herstmonceux Parish Neighbourhood Plan

Policy Extract from Draft Herstmonceux Parish Neighbourhood Plan

DRAFT POLICIES 20 March 2017

The Parish of Herstmonceux is located in the south-eastern area of Wealden District in East Sussex. It is situated around the A271 some 4 miles east of Hailsham. The parish, which is predominately rural in nature, includes the settlements of Cowbeech and Windmill Hill. There are a wide range of services and facilities which serve the local community. The Parish has 1225 households and an estimated population of 2600 persons.

Post-war housing estates, which helped meet the housing demand generated by the Royal Greenwich Observatory at Herstmonceux Castle, have consolidated and extended the historic core of Herstmonceux village situated at the junction of West End and Gardner Street, and along Gardner Street to the east. Here, a number of buildings are listed as being of special architectural or historic interest. Local shops and services are boosted by tourist attractions in the village and the surrounding area. These and other businesses are important providers of employment and assist the vitality of the village.

The smaller settlements of Cowbeech and Windmill Hill have local services. Cowbeech has a local pub and a small number of business/retail outlets and Windmill Hill has a pub and Post Office/village shop. There has been limited post-war development in both settlements. Cowbeech has had some infill and Windmill Hill has had development on two sites, one to the rear of the windmill and the other on the former Monkey Puzzle Garage.

The Herstmonceux Parish Neighbourhood Plan (HPNP) supports appropriate development in these locations and positive proposals for development that respond to an identified and demonstrable local need (e.g. Starter Homes, dwellings for older residents, Shared Ownership and Custom-build Housing) and deliver a community benefit.

Policies and Proposals

The Herstmonceux Parish Neighbourhood Plan contains a number of policies and proposals, the successful delivery of which during the plan period 2017 – 2027 will achieve the community's vision for the parish. In addition, the saved policies of the Wealden Local Plan and the policies of Wealden Core Strategy Local Plan will be used by Wealden District Council, the local planning authority, to consider and determine planning applications.

Herstmonceux Parish Neighbourhood Plan

Wealden District Council is currently undertaking a review of the Wealden Local Plan and a new Local Plan is expected to be adopted in 2018/2019.

The Herstmonceux Parish Neighbourhood Plan must be in conformity with the existing documents of the Wealden Core Strategy Local Plan and the National Planning Policy Framework. Herstmonceux Parish Council will review the Herstmonceux Parish Neighbourhood Plan every two years, and changes to Wealden District Council's Local Plan which affect the Herstmonceux Parish Neighbourhood Plan will be adopted as necessary.

The following acronyms are used in the policies and supporting statements:

HPNP – Herstmonceux Parish Neighbourhood Plan

WDC – Wealden District Council

WCSLP – Wealden Core Strategy Local Plan

WCS – Wealden Core Strategy

WLP – Wealden Local Plan

NPPF – National Planning Policy Framework

AONB – Area of Outstanding Natural Beauty

HBA - Herstmonceux Business Association

Herstmonceux Parish Neighbourhood Plan

A Spatial Plan for the Parish

Spatial Planning is the co-ordination of planning, building, infrastructure and green spaces in keeping with the space available in Herstmonceux Parish. A spatial plan for the Parish is effectively a prospectus for sustainable growth to help meet the needs of the local community for the next 10 years. It sets out the most appropriate spatial strategy to guide where development and/or protection/conservation should take place, as well as identifying the transport and other infrastructure needs that should be provided.

Policy 1 – Spatial Planning Principles for the Parish

Introduction

Policy 1 - Spatial Planning Principles for the Parish establishes the principal spatial strategy for the HPNP. It provides and establishes the setting of the neighbourhood plan, setting out how forward planning of the Parish will be achieved. It clearly sets out the guiding principles for new development and emphasises the key issues put forward by the community regarding design, landscape protection and achieving benefits that have community support.

Policy 1 Spatial Planning Principles for the Parish

All development proposals within the Herstmonceux Parish Neighbourhood Development Plan area will be supported provided that they:

- a) Take into account the design of development, and have respect to, the scale of the existing built form and buildings; existing infrastructure and the landscape of the surrounding area to ensure no adverse impacts arise.**
- b) Address identified local need and deliver community benefit, particularly within the settlements of Herstmonceux, Cowbeech and Windmill Hill, unless material planning considerations indicate otherwise.**

Herstmonceux Parish Council will seek to work with the local planning authority, applicants and other stakeholders to encourage the formulation of any development proposals.

Where policies in the HPNP are silent or subject to review under current regulations, planning applications will be supported provided that:

- i. The proposals are in conformity with the policies in the Wealden Local Plan Core Strategy 2013 and the saved policies of the Wealden Local Plan 1998.**

Herstmonceux Parish Neighbourhood Plan

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| <p>ii. Any adverse impacts of the proposals do not significantly outweigh the benefits when determined against the National Planning Policy Framework, Wealden Local Plan Core Strategy and the saved policies of the Local Plan.</p> |
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Supporting Statements

At the heart of the NPPF 2012 is a presumption in favour of sustainable development, which should be seen as a golden thread running through both plan-making and decision-taking. All plans should be based upon and reflect the presumption in favour of sustainable development, with clear policies that will guide how the presumption should be applied locally. For neighbourhood plans, this means they should support any strategic development needs set out in Local Plans and to plan positively to support local development, shaping and directing development in their area.

The Spatial Planning Principles Policy 1 of the HPNP underpins the advice in the NPPF for sustainable development and planning positively for the local area. The HPNP does not seek to prevent development in Herstmonceux, Cowbeech and Windmill Hill. Policy 1 supports positive proposals for development provided they are responding to a demonstrable local need (e.g. Starter Homes, dwellings for older residents (Reference Policy 13 Older People's Housing Needs), Shared Ownership and Custom-build Housing) and they will deliver a community benefit. Beyond the three settlements, the High Weald AONB and the Low Weald open countryside are not suited to anything other than proposals that can be justified against the development plans.

Policy 1 also underpins Policy WCS14 Presumption in Favour of Sustainable Development within the WCS 2013 which states that when considering development proposals, the WDC will take a positive approach that reflects the presumption in favour of sustainable development contained in the NPPF.

The adopted WCSLP contains a number of spatial planning objectives in order to deliver the following vision:

By 2027, Wealden will have successfully accommodated growth to meet future needs whilst protecting and enhancing its essential rural character and high quality environment and promoting the countryside as a resource for recreation and tourism. Its market towns will have been regenerated providing opportunities for residents to access suitable housing, local jobs, services, facilities and recreational opportunities and a number of its villages and rural

Herstmonceux Parish Neighbourhood Plan

settlements will have enhanced their sustainability through successful growth including provision of affordable housing.

Policy 1 underpins the spatial vision and objectives and provides a local framework for the Parish. The WCS identifies Herstmonceux as a local Service Centre (Policy WCS6 Rural Areas Strategy) and Policy 1 of the HPNP is aligned to this. Under this policy, Herstmonceux's development boundary is maintained. The boundary at Windmill Hill is removed.

Development boundaries are used to define built up areas (within the development boundary) and the countryside (outside the development boundary). In principle, development in the countryside is subject to greater restrictions, to preserve the character of the rural area. Development inside the development boundary is subject to a number of design and land-use controls but allows the development of not only housing but retail, employment, leisure, recreation and community facilities including doctors surgeries¹. Within development boundaries, the principle of development is acceptable. There are a number of towns and villages including District Centres, Service Centres and Local Service Centres where retention of the development boundary is appropriate to allow the market, subject to certain controls, to provide for the amenities required for a community. This is highlighted within Policy 1.

Policy 1 also accords with the saved Policy EN2 in the Wealden Local Plan 1998. This relates to patterns of sustainable development and seeks to maintain the existing settlement pattern and ensure that major new developments generating significant travel movements are located efficiently in relation to existing development and to public transport.

Through the consultation events and the supporting evidence for the neighbourhood plan, the community supports Policy 1:

- Reference the findings of the Parish Survey March 2016. (The Full Report on the Parish Survey is available on the parish web site www.herstmonceuxparish.org.uk)
- Meetings held with local groups, clubs and societies, Open Meeting held at the Woolpack Inn on 15 June 2016, Building Development Report - details on the parish web site www.herstmonceuxparish.org.uk
- Parish Council Surgeries held on the last Saturday of every month in the Village Information Centre. Reports available from Herstmonceux Parish Clerk, clerk@herstmonceuxparish.org.uk or 01323 833312

¹ Paragraph 3.6 of Core Strategy

Herstmonceux Parish Neighbourhood Plan

Policy 2: Local Green Spaces

Introduction

This policy enables a number of important Green Spaces in the Parish to be protected from development in accordance with the NPPF. In each case, the Green Spaces are an integral part of the parish and are therefore regarded as special to the local community. Through the work undertaken by the Steering Group and following feedback and consultation with the local community, a Green Spaces Report has been produced and is available in the Neighbourhood Plan section of the parish web site www.herstmonceuxparish.org.uk. This sets out a comprehensive appraisal of each space put forward in the HPNP.

Policy 2: Local Green Spaces

The Herstmonceux Parish Neighbourhood Plan designates the following locations as Local Green Spaces.

These are as shown on the Proposals Map.

- 1. Herstmonceux Recreation Ground, Herstmonceux.**
- 2. Denefield Green, Fiennes Road, Herstmonceux.**
- 3. Lime Cross Recreation Area.**
- 4. Herstmonceux Castle Grounds and Gardens.**
- 5. Herstmonceux Allotments at Greenway Fruit Farm, Stunts Green, Herstmonceux.**
- 6. Land owned by Herstmonceux Scouts and Church adjacent to Herstmonceux Recreation Ground.**

Proposals for any development on Local Green Spaces will be resisted, other than in very special circumstances².

Supporting Statements

Local Green Spaces can be designated as part of a Neighbourhood Plan provided they meet criteria described in Paragraph 77 of the NPPF, which are set out below:

- Where the Green Space is in reasonably proximity to the community it serves;
- Where the Green Space is demonstrably special to a local community and holds a particular local significance, for example because of its beauty, historic significance,

² Paragraph 78 of the NPPF - Local policy for managing development within a Local Green Space should be consistent with policy for Green Belts

Herstmonceux Parish Neighbourhood Plan

recreational value (including as a playing field), tranquillity or richness of its wildlife; and,

- Where the Green Space concerned is local in character and is not an extensive tract of land.

The Local Green Space designation will not be appropriate for most green areas or open space but each one put forward as part of the neighbourhood plan process must be assessed against the criteria set out in the NPPF. The Green Spaces report provides a detailed consideration for each space against the criteria set out in the NPPF.

The aim of Policy 2 is to protect these areas from future development because of their value to the local community. However, identifying land as local Green Space should be consistent with the local planning of sustainable development and complement investment in sufficient homes, jobs and other essential services. The HPNP, whilst it does not specifically allocate sites for new houses, still supports development for a range of needs and the designation of local Green Spaces is seen as a positive step towards protecting areas of value and including those of historic value and the overall setting of the Parish settlements.

All of the landowners for each site allocated as a local green space has been consulted on the proposal. Comments and responses have been included within the background paper.

Policy WCS13 Green Infrastructure – within the Core Strategy 2013 - states that the District's existing network of green infrastructure will be protected, improved and enhanced by the implementation of a Green Infrastructure Strategy, ensuring a multifunctional, accessible network which maintains and improves biodiversity and landscape character, increases opportunities for healthy living and contributes to healthy ecosystems and climate change objectives. Development proposals will not be permitted which would result in the loss of existing open space or harm to Wealden's network of Green Spaces unless measures are incorporated within the development that will either mitigate the effects of development or alternative and suitable provision is made.

Herstmonceux Recreation Ground and Lime Cross Recreation Area are very popular open spaces in Herstmonceux village. The Recreation Ground is the largest such publicly accessible space in the parish. It lies near the main population of the parish and is cherished by local people for its recreational value and beauty and for the tranquillity of some areas on its eastern edge.

Herstmonceux Parish Neighbourhood Plan

Lime Cross Recreation Area is regularly used by Herstmonceux Football Club, informal recreation activities by local groups and in the past, Dog Shows.

Denefield Green, the open space at Fiennes Road is of special importance to residents on the western side of the village. It has been used for informal recreation for many years as well as fetes, WDC Play Scheme activities and in the past, Bonfire Society events. It is also an important break in the housing development in this area.

Herstmonceux Parish Neighbourhood Plan

Policy 3: Retention and Promotion of Key Employment Locations

Introduction

For a rural Parish such as Herstmonceux, it is important there are employment opportunities for residents who wish to work locally and to reduce the amount of time commuting to nearby towns. The HPNP recognises that the provision of local employment opportunity is crucial to support a thriving community. Policy 3 seeks to retain and promote key employment locations so that these sites are not lost to other uses and they will remain as employment areas this ensuring there is a good mix of opportunities across the parish.

Policy 3: Retention and Promotion of Key Employment Locations

The Herstmonceux Parish Neighbourhood Plan seeks to improve the sustainability of parish employment by supporting employers in the parish, promoting economic growth, creating a sustainable community and supporting local employment sites.

The loss of land and buildings in employment use, including those that fall within Use Class A1, A2, Use Class B1, B2 and B8 and Sui Generis (in a class/group of its own) where appropriate will be resisted unless:

- 1. Permitted Development Rights apply.**
- 2. It can be demonstrated that there is no longer a market for the current use, as proven by independent evidence.**
- 3. The use and equivalent floor space can be secured and delivered in a suitable location at a reasonable distance.**
- 4. An alternative employment use, with an equivalent job capacity, can be secured and delivered in a suitable location at a reasonable distance.**

The HPNP is keen to retain key employment sites within the parish. These are outlined below and shown on the Proposals Map. Any change of use from employment/commercial uses of these sites will need to comply with the provisions of this policy. The sites are:

- 1. Collins Garage, Hailsham Road, Herstmonceux.**
- 2. Robins, Chilsham Lane, Herstmonceux.**
- 3. Lime Cross Nursery and café, Herstmonceux.**
- 4. Herstmonceux Integrative Health Centre.**
- 5. Warwick and Radcliffe Pharmacy, Hailsham Road, Herstmonceux.**
- 6. Simon Turner Refrigeration and Motor Services, Cowbeech.**
- 7. Curtis and Shaw, Cowbeech.**
- 8. Maytime Engineering, Gardner Street, Herstmonceux.**
- 9. The Truggery Workshop, Herstmonceux.**

Herstmonceux Parish Neighbourhood Plan

10. Flowers Green Plants, Church Road, Herstmonceux.
11. Perfect Plants, Church Road, Herstmonceux.
12. Henners Vineyard, Church Road, Herstmonceux.
13. Brick Farm Lakes Trout Fishery, Windmill Hill.
14. Furnace Brook Fishery Lakes, Cowbeech.
15. Business Units at Penlands Farm Church Road, Herstmonceux.
16. Business units at Sackville Farm, Lower Road, Herstmonceux.
17. Herstmonceux Castle.
18. Herstmonceux Science Centre.

The improvement and enhancement of these key employment sites will be supported provided that the following points are taken into account:

- i. **There is no detrimental impact on neighbouring properties.**
- ii. **Traffic generation is acceptable and there are adequate levels of parking on site or nearby.**
- iii. **The design, materials, massing of the proposed extension/redevelopment plus any landscaping scheme can mitigate any impacts on the street scene and local amenities.**

Supporting Statements

The NPPF states that the Government is committed to ensuring that the planning system does everything it can to support sustainable economic growth. Planning should operate to encourage and not act as an impediment to sustainable growth. Therefore, significant weight should be placed on the need to support economic growth through the planning system. To help achieve economic growth, local planning authorities should plan proactively to meet the development needs of business and support an economy fit for the 21st century

Within the spatial strategy of the WCS 2013, the aim is to increase the opportunity for people to work close to where they live, whilst recognising where the employment market would wish to locate and the ability to deliver. It recognises the importance of all sectors of a diverse local economy and the need to make the most of Wealden's assets to secure a healthy local economy which is compatible with its sensitive and high quality environment.

The WDC strategy is to encourage and support business in a flexible manner in order to improve economic prosperity and reduce economic disparities across the District. One of the ways to do this is to support and encourage services and facilities in rural villages that support local employment.

Herstmonceux Parish Neighbourhood Plan

Saved policies within the WLP 1998 that are relevant to Policy 3 and to which the HPNP complies with include:

- BS4 Business development within towns
- BS5 Retention of existing businesses within towns
- BS6 Village business areas
- BS7 Retention of existing businesses within villages

The Herstmonceux Business Association (HBA) has been consulted regarding policy 3. The Association, formed in 2013, is the local voice of businesses based within Herstmonceux Parish. The Association is keen to promote of start-up units and small serviced offices from where new businesses can start operations.

The aim of the Association is to promote and facilitate an environment in which local businesses can interact and work together for the benefit of businesses and customers. It is expanding its targets to include all other categories of business throughout the parish area – motor trade, crafts, tradesmen and professions.

Business mentoring and training activities will be available for those start-ups who require help.

HBA held an Open Business Event on 6 March 2017 for local businesses. A new committee was formed to regenerate the Association and to attract the wider business community which increasingly includes homeworkers. Report available on the parish web site www.herstmonceuxparish.org.uk

The sites and premises outlined within the policy were considered by members of the Steering Group, having looked at the types of businesses operating from the site, the range of job opportunities including retail and tourism, historic value and location/size of the site plus any indication that the employment use is under threat.

Herstmonceux Parish Neighbourhood Plan

Policy 4: Herstmonceux, Cowbeech and Windmill Hill Core Retail Areas

Introduction

This policy defines the Core Retail Areas in Herstmonceux, Cowbeech and Windmill Hill. The policy underpins the District wide policies for Wealden.

Policy 4: Herstmonceux, Cowbeech and Windmill Hill Core Retail Areas

Herstmonceux Parish Neighbourhood Plan defines core retail areas within Herstmonceux, Cowbeech and Windmill Hill villages. These are shown on the Proposals Map. The development of additional retail areas will be supported.

Within the Core Retail Areas, the HPNP will seek to retain:

- **Key local retail facilities - falling within A1 Use Class, including post offices and convenience stores within the core retail areas.**
- **Key hospitality services such as restaurants/cafes falling within A3 Use Class, public houses falling within A4 Use Class and take-aways falling in A5 Use Class.**
- **Community and visitor facilities at Herstmonceux Village Information Centre.**

The HPNP states that:

- **Development proposals involving changes of use of ground floor premises from retail to non-retail uses within the core retail areas will only be permitted where it can be shown that the development would not harm the vitality of local shopping facilities or the amenities of the area.**
- **Proposals for redevelopment or change of use of buildings from a village centre commercial/retail use to residential will be resisted unless material planning considerations indicate otherwise.**
- **Proposals for development of land/business/retail units or change of use class within the retail areas of Herstmonceux, Cowbeech or Windmill Hill will only be permitted where it can be shown and supported by evidence that a village centre commercial use is no longer suitable or viable.**
- **Within the Core Retail Areas of Herstmonceux, Cowbeech and Windmill Hill, as defined on the Proposals Map, proposals for related commercial and retail development will be supported and encouraged if development is proportionate in size, scale, form and height to surrounding buildings and complies with Policy 11 of the HPNP on Design and there is no detrimental impact on neighbouring businesses or properties.**
- **Proposals to improve the appearance of and traffic management within the village centre will be supported and encouraged.**

Herstmonceux Parish Neighbourhood Plan

Supporting Statements

The boundaries of each core retail area have been defined to delineate where there is a concentration of village/settlement centre-related commercial uses. Although there are also residential uses within each boundary, they are in a minority and, in any event, are characteristic of smaller village centres on main roads in Wealden.

Within the Core Strategy WCS 2013, the Council's strategy is to improve the retail offer by supporting enhancement of retail provision in District, Service and Local Service Centres, where appropriate; seeking to retain and where possible enhance existing services within villages.

Saved policy SH10 within the WLP 1998 states that within the villages, the Council will seek to maintain and improve the level and choice of village shops and services.

Herstmonceux Village Centre has a critical mass of commercial units and activity that together justify the designation of Herstmonceux as a Local Service Centre in the WCS. These are settlements that have a more limited supply of social and economic infrastructure including employment and where residents depend upon other centres to meet a broad range of needs with some form of accessibility to those centres. This means that existing retail areas should be protected from further loss to redevelopment and change of use to provide at least some basic and essential service to immediate residents. Retail and commercial village centre services play a key role in the tourism sector. Policy WCS6 Rural Areas Strategy – sets out the designation of Herstmonceux as a Local Service Centre.

Support for this policy has been given by HBA. The centre of Herstmonceux is not a failing suburban or edge of urban centre, secondary shopping area. Its continued viability and vitality as a village centre will play a major role in preserving the identity of the village. It serves its own population and the dispersed population of the wider rural parish and beyond. It is crucial, therefore, that the existing A1, A2, A3, A4 and A5 units, which all have a frontage to the 'High Street' (Gardner Street/Hailsham Road) in the centre, are protected from a change of use to a C3 dwelling use.

Cowbeech and Windmill Hill Village Centres have small retail areas but these are still important commercial assets for the immediate local community.

Herstmonceux Parish Neighbourhood Plan

Where opportunities arise, the policy supports the principle of creating new retail and commercial uses suited to each village centre location, provided they are of scale that is proportionate to the size of the centre.

Herstmonceux Parish Neighbourhood Plan

Policy 5: Sports, Leisure and Recreation Facilities in Herstmonceux Parish

Introduction

This policy provides support to proposals to improve the quality and range of community, sports and recreation facilities across the parish.

This policy supports the proposed development of additional sports/recreational facilities at the Lime Cross Recreation Area.

If any new development at Lime Cross Recreation Area includes the relocation of the Herstmonceux Bowls Club, Herstmonceux Parish Council will review the use of the existing site.

Policy 5: Sports, Leisure and Recreation Facilities in Herstmonceux Parish

The Herstmonceux Parish Neighbourhood Plan supports and protects the existing areas used for sports, leisure and recreation in the parish.

Proposals for the redevelopment of exiting recreational space (as shown on the Proposals Map) within the Parish and land used for outdoor sport shall be resisted, except for buildings which would enhance sporting or recreational activities on the land.

Proposals for the development of such buildings will be supported if their scale and design is in keeping with the character of the location and the impact on the amenity of surrounding properties is acceptable.

The HPNP supports:

- **The proposed development of a sports and youth facility at Lime Cross Recreation Area.**
- **The proposed recreation area as detailed in the S106 Agreement with the developers of the land at Lime Cross, Herstmonceux.**
- **The proposed recreation area as detailed in the S106 Agreement with developers of the land at Lime Roughs, Herstmonceux.**

The sites are shown on the Proposals Map.

Herstmonceux Parish Neighbourhood Plan

Supporting Statements

The WCS states that there is a wide range of sports, civic amenity and recreational open spaces available for both public and private use within Wealden and its neighbouring authorities. However, deficiencies exist in many categories of open space and other facilities within Wealden. Sports provision is an important part of infrastructure and has strong linkages with health provision. WDC will continue to work in partnership with the County Council, Parish and Town Councils, private and state schools and other stakeholders, to support the development of local leisure resources including Multi Use Games Areas, play areas and sports pitches across the district.

Policy WCS13 Green Infrastructure – seeks to protect, improve and enhance the District's existing network of green infrastructure. Development proposals will not be permitted which would result in the loss of existing open space or harm to Wealden's network of green spaces unless measures are incorporated within the development that will either mitigate the effects of development or alternative and suitable provision is made that is accessible, of good quality and value to its users, in an appropriate location, at an appropriate scale and nature and would positively contribute to the overall network of green space.

Saved Policy LR1 in the 1998 Local Plan states that the Council will seek to ensure that adequate outdoor playing space is provided in towns and villages within the District in accordance with the levels recommended by the National Playing Fields Association. This will be achieved by:

- (1) protecting existing outdoor playing space or other open space with recreational or amenity value (Policy LR2);
- (2) the provision of children's play space in new residential developments of 30 or more dwellings (Policy LR3);
- (3) the provision of artificial turf pitches on appropriate sites.

Policy 5 of the HPNP complies with both these policies and provides a more local framework for protecting leisure and recreational facilities within the Parish.

Within the PPG17 Assessment of Open Space (2008 and 2010), WDC identified a need for more outdoor activity spaces in Herstmonceux as follows: children's play for up to 8 year olds, children's play for 8-12 year olds, rugby pitches, teenage facilities, multi- sport courts and school facilities available for community use.

Herstmonceux Parish Neighbourhood Plan

Policy 6: Redevelopment of the former public toilet site, Herstmonceux

Introduction

Policy 6 – Redevelopment of the former public toilet site, Herstmonceux relates to a specific site within the village centre. There are no District wide policies that provide the policy framework for Policy 6 therefore, the inclusion of this policy has been very much based on the feedback and support from the local community.

Policy 6: Redevelopment of the former public toilet site, Herstmonceux

Herstmonceux Parish Neighbourhood Plan will support proposals for non-residential redevelopment of the former public toilet site as shown on the Proposals Map, if it becomes available. The Parish Council's preference is for the site to be developed as a fully accessible public toilet with baby changing facilities and two individual office units. However, other uses alongside the new public toilet could be considered including retail (A1), café (A3) or a community use.

Supporting Statements

The re-introduction of this public amenity supports the wishes of residents as shown in the parish survey. Copies of the parish surveys carried out in 2013 and 2016 are available on the parish web site www.herstmonceuxparish.org.uk. The provision of public toilets provides an important facility for all visitors/tourists to Herstmonceux.

The introduction of small office units within the site reflects the need for such units in the parish. Office units provide sustainable employment opportunities for local workers. The development of the proposed units will be actively encouraged and supported by the HBA. However, if it is found that an office development is not viable or appropriate, the Neighbourhood Plan supports other non-residential use.

The proposed development of an accessible toilet and office units (or other supported an appropriate use) will be listed as a Community Asset.

Herstmonceux Parish Neighbourhood Plan

Policy 7: Refurbishment and extension to the car park at Herstmonceux Recreation Ground

Introduction

The refurbished and extended car park will provide extra spaces for the well-used recreation area, both for organised activities and informal use by residents. This is a site-specific policy and has been supported by the parish council following feedback and consultation with the local community. There is no District wide policy relating to new car parking that is not linked to new residential development however, the impacts of such a development on the provision of open space, safety for car users and pedestrians and the impact of hard surfacing and new lighting are set out in a number of the Saved Policies in the WDC 1998 Local Plan.

Policy 7: Refurbishment and extension to the car park at Herstmonceux Recreation Ground

The Herstmonceux Parish Neighbourhood Plan will support proposals for the refurbishment and extension of the car park and improvements to the access road to Herstmonceux Recreation Ground. The car park is to be located in the northwest section of the Recreation Ground as shown on the Proposals Map. The car park will provide parking spaces for a minimum of 25 cars and will be accessed off Hailsham Road. Lighting will be shielded, low level and downward facing to prevent light pollution and any surface is to be in keeping with the rural location. Due to the proximity to the school, adequate fencing will need to be erected around the car park and be in keeping with the location.

This location is shown on the Proposals Map.

Supporting Statements

It was noted at the Business Workshop held on 1st August 2016 that parking in the WDC car park (located at the rear of the Woolpack Inn in Herstmonceux) is often impossible, particularly during school hours, as many of the parking spaces are occupied all day, for long term parking, by staff from the school and local businesses. A full Business Workshop Report in the Neighbourhood Plan section on the parish web site www.herstmonceuxparish.org.uk. The improved access and refurbished car park will improve the safety of all users of the recreation ground. The car park would be available for visitors to the village, school staff and users of the Recreation Ground.

Herstmonceux Parish Neighbourhood Plan

There is an active Cricket Club with both adult and junior teams who use the area for matches and training, an active Bowls Club, Stoolball Club, a multi-use sports area, tennis court, skateboard park, school sports events and in summer - daily play session during school break times. If at any time in the future, WDC changed/restricted the parking times in the village car park, the extended and refurbished car park at the rear of the school, would be available for school staff.

Herstmonceux Parish Council has agreed in principle that the access road to the recreation ground will be improved by widening it and creating passing spaces. For more information, please see the minutes of the Finance and General Purposes Committee Meetings and Parish Council Meetings on the parish web site www.herstmonceuxparish.org.uk

Herstmonceux Parish Neighbourhood Plan

Policy 8: Rights of Way in Herstmonceux Parish

Introduction

Rights of Way, including public footpaths, byways and bridleways, in the Parish are popular and used by individuals, families, dog walkers, horse riders and informal and organised walking groups. This policy will extend and improve the Rights of Way in the parish which can provide access to the countryside, High Weald Area of Outstanding Natural Beauty and Green Spaces with views across the countryside to the South Downs.

Policy 8: Rights of Way in Herstmonceux Parish

The Herstmonceux Parish Neighbourhood Plan promotes and supports the network of public footpaths, Byways and bridleways in the parish.

The Parish Council supports the formation of a Bridleway Group.

Any new developments should, where practicable, ensure that there is access to the Rights of Way Network. The Parish Council supports the maintenance and enhancement of existing Rights of Way where they are found to be in a poor state of repair. The Council also supports the creation of new Rights of Way that links the settlements to the surrounding countryside.

Supporting Statements

The Parish is criss-crossed by a significant number of Public Footpaths, which are extensively used. A survey of the paths has recently been undertaken.

The Public Footpath Network is used for the East Sussex County Council “Health Walks” scheme based at Herstmonceux Integrative Health Centre. This is an extensive scheme, which covers footpaths across the whole of East Sussex.

The proposal in the HPNP is to commit to the preservation, protection, improvement and upgrading of the footpaths in the Parish. They have extensive and beautiful views of the South Downs and traverse the High Weald Area of Outstanding Natural Beauty. The benefits of promoting these footpaths not only enhances biodiversity, a contribution to the rural economy, the ability of the members of the public to enjoy the countryside and the outstanding views but

Herstmonceux Parish Neighbourhood Plan

also has the undoubted benefit of the promotion of an increase in recreational opportunities and a healthy lifestyle. (Reference NHS Walking for Health Scheme)

Paragraph 11.6 of the 1998 Local Plan states - within the countryside further opportunities for quiet, informal recreation will be sought and encouraged. The Council aims to develop the potential for access to the countryside through the public rights of way network, the further improvement and extension of the Cuckoo Trail, and the provision of publicity and information for both residents and visitors.

Paragraph 11.37 states that the public footpath and bridleway network represents a valuable recreational resource, enabling walkers and riders to gain access to and enjoy the countryside with minimal disturbance to farmers and other landowners. The Council will promote the use of this network by encouraging its maintenance and improvement where possible.

Policy TR13 within the 1998 Local Plan - The Council will seek to secure the provision of safe and convenient pedestrian routes in new developments, which should link to the existing footpath network where appropriate.

Policy 8 complies with this policy and the supporting paragraphs within the Local Plan.

Herstmonceux Parish has a number of ancient woodlands and other woods, such as Starvecrow Wood, Lime Wood behind the Village Hall, the woodland by the Fishing Lakes and other woodlands surrounding Herstmonceux Castle, and at Flowers Green. There are two green roads at Studdens Lane and Squirrel Track. A large northern part of the Parish is within the High Weald Area of Outstanding Natural Beauty, and on the south, is bounded by the internationally protected Pevensy Levels.

Other areas of the village which border on the village, such as the land behind the Recreation Ground at the old Knights Nursery site, and the land between Church Road and Windmill Hill, have extensive views to the south and to the Sussex Downs. These are crossed by well used public footpaths.

A comprehensive review of all the footpaths, stiles, gates is being carried out of the Public Rights of Way in the parish. Herstmonceux Parish Council will consider any action required

Herstmonceux Parish Neighbourhood Plan

when the review is completed. Contact Mrs Clare Harrison, Clerk to herstmonceux Parish Council for more information, clerk@herstmonceuxparish.org.uk or 01323 833312

Meetings have been held with the members of local walking groups and local horse riders who use local bridleways in the parish. Since the meeting a new Herstmonceux Bridleway Users Group has been set up and has over 30 members. Reports of the meetings are available on www.herstmonceuxparish.org.uk

Herstmonceux Parish Neighbourhood Plan

Policy 9: Creation of new shared access from Windmill Hill to Herstmonceux.

Introduction

A meeting with representatives of the HPNP Steering Group, residents and cycling groups was held on 26.05.16³

The residents and cyclists proposed that HPNP should include improvements to local paths and bridleways to make them more accommodating for all users.

Wealden District Council and East Sussex County Council policies support and encourage travel by walking and cycling. Independent research as detailed in NHS Choices, iConnect, Sustrans Fit for Life, and many others, report on the health benefits of all physical activity including walking and cycling. An active life promotes well-being and can help prevent serious illnesses such as heart disease, asthma, diabetes and cancer.

Policy 9: Creation of new shared access from Windmill Hill to Herstmonceux.

Herstmonceux Parish Neighbourhood Plan will work with local landowners, residents and cyclists/cycle groups to provide a safe network of routes in the parish.

Supporting Statements

A specific problem in the parish is the access from Windmill Hill to Herstmonceux as the footpath is very narrow. It is not possible for two people to walk side by side on parts of the footpath. This causes issues for children attending school in Herstmonceux, and walkers, cyclists, families with young children in buggies and users of mobility scooters and wheelchairs residents who wish to access the facilities and services in Herstmonceux. A designated route from Windmill Hill to Herstmonceux would be available to all potential users and it could connect to other routes in adjoining parishes.

A high number of individual cyclists and cycle groups use the roads through the parish. Use of the C class/minor roads across Pevensey Levels and in other areas of the parish mean that

³ A copy of the Full Report of the meeting is in the Neighbourhood Plan section of the parish web site www.herstmonceuxparish.org.uk

Herstmonceux Parish Neighbourhood Plan

it is possible to link to cycle paths /designated cycle routes such as the Cuckoo Trail to access facilities, services and leisure facilities in Hailsham, Battle, Polegate and other local towns. However, the signage for cycle routes to C Class/minor roads, bridleways and Byways Open to All Traffic (BOATS) for cyclists in Herstmonceux Parish is non-existent.

The provision of a separate route, which provides clear separation of pedestrians/non-motorised vehicles from traffic on the main road, addresses road safety issue as existing narrow paths place pavement users very close to passing traffic.

Herstmonceux Parish Neighbourhood Plan

Policy 10: Mobile Phone Connectivity and Broadband

Introduction

This policy encourages proposals to extend a superfast broadband network infrastructure to serve the whole parish and accords with the NPPF.

Policy 10: Mobile Phone Connectivity and Broadband

Proposals to improve mobile telephone connectivity and extend superfast broadband to serve domestic and business properties in and across the parish will be supported. Where above ground installations are required to facilitate installation of these services, their location and design will be sympathetic to the character of the local area.

Supporting Statement

Paragraphs 42 and 43 of the NPPF state that advanced, high quality communications infrastructure is essential for sustainable economic growth. The development of high speed broadband technology and other communications networks also plays a vital role in enhancing the provision of local community facilities and services. In preparing Local Plans, local planning authorities should support the expansion of electronic communications networks, including telecommunications and high speed broadband. They should aim to keep the numbers of radio and telecommunications masts and the sites for such installations to a minimum consistent with the efficient operation of the network. Existing masts, buildings and other structures should be used, unless the need for a new site has been justified.

Paragraph 2.14 of the Core Strategy 2013 states that three quarters of small businesses in the Wealden District are farm based, often in former agricultural buildings converted to business space, and increasing numbers of people work from home. The diversified agricultural sector makes a significant impact on the area both in terms of its economy and by shaping the landscape. Because of its rural character and dispersed settlement pattern, the limited provision of high speed/capacity broadband in the District seriously restricts business development, particularly but not exclusively in the rural areas.

Herstmonceux Parish Neighbourhood Plan

WDC strategy is to encourage and support business in a flexible manner in order to improve economic prosperity and reduce economic disparities across the District by addressing the current problems associated with poor broadband coverage.

Herstmonceux Parish Council is aware that there is a telephone mast in Herstmonceux Village which is not currently being used. The Parish Council will contact the owners of the mast to inquire whether it can be used again.

Where the network requires above ground installations requiring planning consent, then the HPNP requires their location and design to reflect the importance of heritage assets and sensitive landscapes.

Herstmonceux Parish Neighbourhood Plan

Policy 11: The Design of Development in the Parish

Introduction

Herstmonceux Parish contains the village of Herstmonceux and other settlements – all set within a high-quality landscape and outstanding rural hinterland. Therefore, the design and layout of new buildings, the materials to be used, the space between buildings and matters relating to sustainable development are all important for the Parish.

Supporting Statements

The Government attaches great importance to the design of the built environment. Good design is a key aspect of sustainable development, is indivisible from good planning, and should contribute positively to making places better for people. The NPPF states in paragraph 58 that local and neighbourhood plans should develop robust and comprehensive policies that set out the quality of development that will be expected for the area. Such policies should be based on stated objectives for the future of the area and an understanding and evaluation of its defining characteristics.

Spatial Planning Objective Policy SPO13 in the WDCS 2013 states that the District Council will encourage the development of high quality, safe and attractive living environments for communities in both towns and villages, while promoting local distinctiveness through good design in all new development.

Policy 11 of the HPNP requires all development proposals to reflect the design guidance for the Low Weald contained in the adopted Wealden Design Guide of 2008. This defines the design elements that contribute significantly to the local distinctiveness, in the case of this parish, the Low Weald character area. As such, the policy conforms to saved development plan policy EN27 within the WLP 1998 on the layout and design of new development by helping define the essential local characteristics.

Although not covered by a national landscape designation, the Low Weald is an area of generally attractive countryside. The underlying geology is essentially the softer Wealden clays, with small sandstone ridges and outcrops on the fringes of the High Weald. The landscape is generally more open than the High Weald, becoming flatter towards the Downs.

Herstmonceux Parish Neighbourhood Plan

The HPNP Steering Group has researched and completed a comprehensive Design Guide for the parish⁴. This has informed the key principles set out within this policy. The Design Guide has assessed and provided examples where good design has not been adhered to and the aim of Policy 11 is to provide more guidance to developers, householders, public sector bodies and landowners wishing to extend or develop within the parish.

⁴ The Design Guide will form part of the consultation on the Neighbourhood Plan (A copy of the Design Guide is on the Parish web site www.herstmonceuxparish.org.uk)

Herstmonceux Parish Neighbourhood Plan

Policy 11: The Design of Development in the Parish

All development proposals will be required to demonstrate that their design is in accordance with the provisions of the Wealden Design Guide in relation to the Low Weald Character Area and the Herstmonceux Design Guide prepared for the Neighbourhood Plan.

The Herstmonceux Parish Neighbourhood Plan requires all development proposals to demonstrate that their design has positively responded to the Herstmonceux Design Guide by:

1. Ensuring that the design and layout of the development achieves a sense of place by protecting and enhancing the quality, distinctiveness and character of settlements.
2. Respecting or enhancing the character of the site and its surroundings in terms of its proportion, form, massing, density, height, size, scale, materials and detailed design features.
3. Ensuring development of and in proximity to designated and local heritage assets and their settings conserves, preserves, reflects and enhances the historic asset and the historic environment in accordance with their significance.
4. Ensuring development safeguards, respects and enhances the natural environment, the biodiversity, landscape and wildlife corridors and the countryside.
5. Incorporating, where appropriate, biodiversity, landscaping and public and private open spaces and supports the creation of wildlife corridors.
6. Ensuring that the layout and design takes account of the potential users of the development to provide safe, convenient and attractive links within the development and to existing networks for people with disabilities and restricted mobility, pedestrians, cyclists and public transport users.
7. Providing vehicular access and parking suitable for the development's use and location. All parking should conform to the standards in the East Sussex County Council Guidelines.
8. Ensuring that the development does not cause an unacceptable adverse impact on the amenities of occupiers of existing or proposed nearby properties.
9. Incorporating sustainable design and construction techniques to meet high standards for energy efficiency and water efficiency.
10. Ensuring appropriate provision for the storage of waste and recyclable materials.
11. Incorporating sustainable drainage systems with maintenance regimes to minimise vulnerability to flooding and climate change.
12. Encouraging the use of renewable and low carbon energy technology, as appropriate.
13. Ensuring that adequate infrastructure, services and community facilities are, or will be, made available to serve the development.
14. Ensuring that site layout and building design helps to provide a safe and secure environment in line with Secured by Design Guidelines.
15. If possible, all new developments should be connected to fibre landlines to improve access to broadband services.

Herstmonceux Parish Neighbourhood Plan

Policy 12 Windfall Sites

Introduction

Windfall sites are those sites which have not been specifically identified as available within the WLP process undertaken by Wealden District Council and/or the Parish Council – and are therefore not allocations within a Local or Neighbourhood Plan. They normally comprise of previously developed sites that have unexpectedly become available such as:

- Infill plots.
- Development on former business (brownfield) sites.
- Intensification of a site where one dwelling is demolished to allow the development of several dwellings.
- Conversion of agricultural buildings to residential dwellings.
- Commercial developments.

Policy 12 Windfall Sites

Development proposals on windfall sites shall be supported by the–Herstmonceux Parish Neighbourhood Plan provided that:

- a) The proposed development is of a scale and nature that is appropriate to the site and its immediate surroundings, including height of development, materials used, density of development and impact on the landscape;**
- b) The proposal retains and safeguards valuable green assets including trees, hedgerows and other natural features which contribute to the character of the Parish and/or settlement;**
- c) The proposal results in no net loss of biodiversity and where appropriate contributes towards habitat creation to enhance biodiversity;**
- d) The development proposed does not adversely affect the residential amenity of any neighbouring properties;**
- e) The proposed development accords with Policy 11 - Design Principles of this plan and respects the key characteristics and setting of the Parish;**
- f) The layout and any green space/landscape scheme contribute to maintaining and improving the local environment.**
- g) The development respects and, where possible, enhances the historic and built environment.**

Particular support will be given to proposals which provide Starter Homes or dwellings for older households. New housing developments will be expected to provide for a mix of dwelling size, type and tenure that meet the identified housing needs of the community and be in accordance with Policy WCS8 Affordable Housing as set out in the WCS 2013.

Herstmonceux Parish Neighbourhood Plan

Supporting Statements

Policy 12 is designed to ensure that development on non-allocated sites is sustainable and sensitive to the setting of a rural parish and reflects local need. The HPNP supports appropriate development that is in accordance with the policies within the local plan and relevant District wide and national policies. The HPNP does not allocate specific sites for residential development.

Policy WCS2 - Distribution of Housing Growth 2006-2027 within the WCS 2013 sets out 455 new houses (allocations) will be provided in the rural areas of the District. However, policy WCS2 makes no allowance for windfall sites. Over the past 10 years around 200 dwellings per annum have been provided as windfall across the District.

Paragraph 7.8 of the WCS states that the District Council has identified local needs by examining demographic trends and by using the results of the Wealden Housing Market Assessment. Projections show that across Wealden there will be a growth in numbers in the older age groups (from age 50 and above) and in the number of single-person households.

Policy WCS8 - Affordable Housing sets out the framework for providing affordable housing on new housing sites. New housing developments will be expected to provide for a mix of dwelling size, type and tenure that meet the identified housing needs of the community.

Herstmonceux Parish Council has identified that housing needs in the Parish focuses in particular on the older population and those starting out on the housing ladder. A HPNP survey report was undertaken in March 2016. A total of 249 survey forms were completed and returned. Residents were asked to return their forms by 5th of March 2016⁵.

With regards to the suggesting of creating windfall policies and not necessarily allocating sites, 51.6% supported this approach, 39.0% did not support this approach and 9.4% had no opinion. With regard to the types of housing that should be promoted within the HPNP, the format most commonly identified by respondents were 2/3 bedroom houses (67.8%). Bungalows 2/3 bedroom (56.8%), Warden assisted housing was identified by 50.8% of respondents, 1 bedroom Sheltered housing (43.6%), Flats 1/2 bedroom (32.6%) and 4+ bedroom houses (15.3%).

⁵ A copy of the Report can be requested from the Parish Council

Herstmonceux Parish Neighbourhood Plan

Policy 13: Older People's Housing Needs

Introduction

The policy supports the need for suitable provision of accommodation for elderly residents particularly those who have lived in the parish and do not wish to move away and wish to downsize and live independently. It also supports the need for supported living for the elderly in the parish for the same reasons but who require support for them to continue to live in the parish if they cannot live independently.

Policy 13: Older People's Housing Needs

The Herstmonceux Parish Neighbourhood Plan will support the development of a range of housing for older people, available to rent or to purchase.

Particular support shall be given to proposals that are located close to village facilities and services and which provide smaller dwellings built to appropriate standards, such as Lifetime Homes; specialist care homes and purpose built sheltered housing.

Supporting Statements

Information gained from the responses to the March 2016 Parish Survey informs this policy.

Meetings were held with local groups, societies and clubs. Reports from the meetings are available on the parish web site www.herstmonceuxparish.org.uk

Paragraph 7.8 of the WCS states that the District Council has identified local needs by examining demographic trends and by using the results of the Wealden Housing Market Assessment. Projections show that across Wealden there will be a growth in numbers in the older age groups (from age 50 and above) and in the number of single-person households.

Information from 2011 Census records that largest age band in Herstmonceux is 45 years – 64 years. The average age is 45 years which is older than the average of 44 years for the whole of Wealden.

Herstmonceux Parish Neighbourhood Plan

Policy 14: Herstmonceux Community Land Trust

Introduction

This policy supports the emerging Herstmonceux Community Land Trust (CLT) in order to help implement policies in the HPNP. CLTs are increasing popular mechanisms in the UK for enabling local communities to develop sustainable development. The key features of a CLT are:

- Community-controlled and community-owned - a CLT is set up by the community and for the community. The members of the CLT control it and the assets can only be sold or developed in a manner that benefits the local community. If the CLT decides to sell the asset, the cash realised is protected by an asset lock and is re-invested into something else that the trust's members think will benefit the local community.
- Open democratic structure - people who live and work in the defined local community, including occupiers of the properties that the CLT owns, must have the opportunity to become members of the CLT. The CLT should actively engage members of the community in its work and ensure that they remain engaged in the development and operation of the CLT.
- Permanently affordable housing or other assets - this is a crucial defining feature of a CLT. A CLT will endeavour to keep the homes or assets permanently affordable.
- Not for profit - all CLTs are not for profit and any profits generated by the CLT cannot be paid by way of dividend or otherwise to its members but must be used to further the community's interests.
- Long-term stewardship - a CLT does not disappear when a home is sold or let but has a long-term role in stewarding the homes. In some cases, they will remain the landlord of the rental homes or will retain an element of unsold equity in the homes. At the least, the CLT will retain the freehold.

Herstmonceux Parish Neighbourhood Plan

Policy 14: Herstmonceux Community Land Trust

The Herstmonceux Parish Neighbourhood Plan supports the current development of Herstmonceux Community Land Trust as a community-controlled and owned organisation for the purpose of acquiring, developing and holding land and property assets in the Parish of Herstmonceux.

Supporting Statements

Herstmonceux Parish Council received a presentation from Mr Tom Warder, from Action in rural Sussex in November 2015. It agreed to support a Community Land Trust in Herstmonceux.

Herstmonceux Community Land Trust Committee has formed and work has started on the legal process of setting up the Trust. A Public Meeting will be held when the formal, legal process is completed.

Herstmonceux Parish Neighbourhood Plan

Policy 15: Infrastructure Investment

Introduction

The Wealden Community Infrastructure Levy (CIL) Draft Charging Schedule was submitted for independent examination on 25th March 2015. Following a Hearing, the Planning Inspector presented the Council with a final report dated August 2015. The Council's CIL Charging Schedule was adopted at Full Council on Tuesday 25th November 2015. The CIL Charging Schedule became effective on 1st April 2016.

Policy 15 identifies a series of local infrastructure projects that will be prioritised for investment from the Wealden Community Infrastructure Levy.

The CIL will replace the pooling of S106 agreement financial contributions and will be charged on qualifying residential and commercial development. When the HPNP is adopted by WDC, at least 25% of the levy collected from development in the Parish will be invested in the Parish.

Policy 15: Infrastructure Investment

The following projects shall be considered for Community Infrastructure Levy (CIL) investment in the future, with regards to CIL receipts that the Parish Council receives:

- 1. Improvements to Herstmonceux Village Centre, in pursuit of Policy 4**
- 2. Redevelopment of former public toilets, in pursuit of Policy 6**
- 3. Development of recreation facilities at Lime Cross Recreation Area and Lime Roughts, in pursuit of Policy 5**
- 4. Improvements to the refurbishment and extension to the car park at Herstmonceux Recreation Ground, in pursuit of Policy 7**
- 5. Community Land Trust capital programme, in pursuit of Policy 14**
- 6. Creation of a new shared access from Windmill Hill to Herstmonceux, in pursuit of Policy 9**
- 7. Support of Herstmonceux Village Hall**

Herstmonceux Parish Neighbourhood Plan

Non-Statutory Community Aspirations and Action Plan

Introduction

This section sets out Non-Statutory Community Aspirations. These aspirations do not form part of the development and land use policies in the Plan and do not go forward to referendum. The culmination of the community's work on the preparation of its Neighbourhood Plan is establishing an Action Plan. This lists all projects identified during the process that residents consider should be addressed. The actions in this Action Plan, together with the policies set out in the previous section, will guide residents and other stakeholders on how the community seeks to plan for and deliver upon its issues and objectives set out in this Plan.

The following points have been suggested for the Action Plan:

1. Retention of Assets of Community Value.
2. Herstmonceux Parish Council will investigate the possibility of creating Wi-Fi Hotspots in the Parish.
3. Herstmonceux Parish Council notes that there is a telephone mast in Herstmonceux Village which is not currently being used. The Council will contact the owners of the mast to inquire whether it can be used again.
4. New signage for Herstmonceux and for connecting routes between parishes.

Retention of Assets of Community Value

The Localism Act 2011 defines an 'Asset of Community Value' as "a building or other land is an asset of community value if its main use has recently been or is presently used to further the social wellbeing or social interests of the local community and could do so in the future". The Localism Act states that "social interests" include cultural, recreational and sporting interests.

All the assets selected are considered to be buildings and land of some considerable longstanding in the local community and with which local people have a strong affinity.

Development proposals that would result in the loss of, or harm to, Assets of Community Value shall be resisted, in particular:

Herstmonceux Parish Neighbourhood Plan

- Proposals that result in either the loss of an asset or in significant harm to the community value of an asset will be resisted, unless it can be clearly demonstrated that the operation of the asset, or the ongoing delivery of the community value of the asset, is no longer financially viable.
- Development on land associated with/owned by the Community Asset will only be permitted where the existing use of these sites is enhanced, e.g. a structure/building for the storage of related equipment.
- Residential or business development will not be permitted unless an equivalent or better site is provided which meets or exceeds the benefit to the community of the current site, especially with regard to safety and accessibility.

Proposals that enhance the viability and/or community value of the assets will be supported.

Community Assets include:

- 1. The Post Office, Gardner Street, Herstmonceux.**
- 2. The Post Office, Windmill Hill.**
- 3. The windmill at Windmill Hill.**
- 4. Herstmonceux Village Hall.**
- 5. Herstmonceux Integrative Health Centre.**
- 6. Warwick and Radcliffe Pharmacy.**
- 7. Herstmonceux C of E Primary School.**
- 8. Herstmonceux Village Information Centre.**
- 9. Herstmonceux Castle.**
- 10. Herstmonceux Science Centre.**
- 11. The Truggery Workshop.**
- 12. The Merrie Harriers PH, Cowbeech.**
- 13. The Woolpack Inn PH, Herstmonceux.**
- 14. The Brewers Arms PH, Herstmonceux.**
- 15. The Horseshoe Inn PH, Windmill Hill.**
- 16. The Public Car park in Herstmonceux.**
- 17. Former Public Toilets, Hailsham Road, Herstmonceux.**
- 18. Herstmonceux Fire Station.**
- 19. Allotment site at Greenway Fruit Farm, Stunts Green, Herstmonceux.**
- 20. Masonic Hall, Hailsham Road, Herstmonceux.**

The HPNP proposes the inclusion of these sites on the local planning authority's register of Assets of Community Value in order to provide the Parish Council or other community

Herstmonceux Parish Neighbourhood Plan

organisations within the Parish with an opportunity to bid to acquire the asset on behalf of the local community once placed for sale on the open market. These locations are shown on the proposals map.

New signage for Herstmonceux and for connecting routes between parishes

Herstmonceux Parish Neighbourhood Plan proposes that new information signage is erected at the eastern and western entrances to Herstmonceux to promote the key features of Herstmonceux as a Service Centre e.g. businesses, tourist attractions, parking.

The signage would be located at the eastern entrance - adjacent to Lime Cross Nursery and western entrance - immediately before the junctions with Cricketing Lane and Gingers Green. In addition, the Parish Council supports new signage for cycle/pedestrian routes in the parish to connect to routes in adjoining parishes.