

Arun District Council
Arun Civic Centre
Maltravers Road
Littlehampton
West Sussex
BN17 5LF

Our Ref: SDNP/21/01150/ADJAUT
Contact Officer: Richard Ferguson
Tel. No.: [REDACTED]

7th April 2021

Dear Sir/Madam,

Neighbouring Authority Consultation

Applicant Name: Arun District Council

Proposal: Adjacent Authority Consultation - AL/20/21/PL - Demolition of Wings House & erection of 71 No. replacement dwellings (70 net new dwellings), access arrangements, sustainable drainage measures, public open space, landscaping all other associated works (resubmission following AL/46/20/PL). This application is a Departure from the Development Plan.

Address: Land at Wings Nursery , Lidsey Road , Woodgate, PO20 3SU,

Thank you for your correspondence received 18 February 2021, 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 statutory purposes and duty of the National Park are:

- **Purpose 1:** To conserve and enhance the natural beauty, wildlife and cultural heritage of the area.
- **Purpose 2:** To promote opportunities for the understanding and enjoyment of the special qualities of the National Park by the public.
- **Duty:** To seek to foster the social and economic wellbeing of the local communities within the National Park in pursuit of our purposes.

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

It is noted that there is an outline permission relating to the majority of the site for residential re-development (your ref: AL/32/19/OUT) and that it is a proposed housing allocation in the emerging Aldingbourne Neighbourhood Plan.

In light of the Site's distance to the National Park boundary and its location on the southern edge of Woodgate, there is unlikely to be any significant visual relationship between the Site and the National Park. Therefore, it is unlikely that there would be visual harm upon the National Park's setting.

One of the National Park's special qualities is its dark night skies and it is an Internationally designated Dark Night Skies Reserve. In this context, upward light pollution which adds to

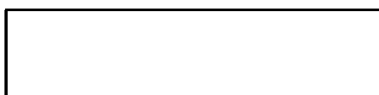
South Downs National Park Authority, South Downs Centre, Midhurst, GU29 9DH

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existing light pollution or 'sky glow' can cumulatively impact upon the setting of the National Park and degrade this special quality. Provided an appropriate external lighting scheme is achieved, the Authority would not object to the proposals.

For further general advice, which may be of assistance, it is recommended that the scheme incorporates sufficient native species within the proposed landscape scheme that are consistent with local landscape character and it delivers joined up green infrastructure through the site and its surroundings. The scheme should also deliver tangible biodiversity net gains and a surface water drainage strategy, which should follow the 'SUDs hierarchy.' Together, these attributes can deliver many environmental gains which would have multi-functional benefits within the scheme.

Yours faithfully



TIM SLANEY

Director of Planning
South Downs National Park Authority

Contact Officer

Richard Ferguson



