



Your ref: WD/2026/0040/MAJ

Our ref: ELU/PL/006

Email: [REDACTED]

Via email only

Planning application: A/30/26/PL – Demolition of existing open sided structures and erection of retail canopies and restaurant lobby. This application is in CIL Zone 3 (Zero Rated) as other development.

Location Address: Highdown Garden Centre Littlehampton Road Ferring BN12 6PG

The National Farmers' Union (NFU) writes in support of the above application submitted by our member at Highdown Garden Centre.

Agriculture and horticulture in West Sussex make a significant contribution to the local economy, with the value of the agri-food chain in the county estimated at £910 million. Adur Local Plan (2017) Policy 17 supports development to meet the essential needs of agriculture and horticulture, while Policies 4 and 25 promote economic growth and local employment respectively.

Cobbins Nursery has been a valued member of the NFU for over 40 years. The adjacent garden centre which was bought in 2019 is an important outlet and showcase for their production. It is essential therefore that the plant protection canopy within the garden centre is of the highest quality. The current canopy was erected over 30 years ago and is now no longer fit for purpose and needs replacing.

We fully support Cobbins Nursery and their garden centre, Highdown Garden Centre, by investing in improved facilities. The proposed development will ensure the business remains viable and continues to contribute to the local economy, including through the creation and retention of employment opportunities. As such, the proposal aligns clearly with the strategic objectives of the Local Plan and should be supported.

Horticultural and ornamental businesses in West Sussex are at the forefront of innovation, adopting advanced technologies to improve environmental performance. Cobbins Nursery exemplifies this approach, utilising a state-of-the-art biomass boiler for heating, and applying integrated pest management techniques that work with natural systems. These practices demonstrate a strong commitment to sustainable production and responsible resource use. It is

important that businesses demonstrating this level of innovation and environmental stewardship are supported through the planning system. They play a critical role in driving wider industry improvement and sharing best practice across the sector.

The horticulture industry is currently facing significant and unprecedented challenges, including constrained access to water, rising input costs, and persistent labour shortages. These pressures place considerable strain on business resilience. Cobbins Nursery and Highdown Garden Centre have shown an ability to adapt to these challenges; however, ongoing investment and development are essential to ensure it can continue to respond to changing market and regulatory demands.

In this context, granting planning permission would support a progressive, sustainable business that aligns with both local and national policy objectives. The NFU therefore strongly supports application A/30/26/PL.

Yours Faithfully,

A black rectangular box redacting the signature of Polly Lawman.

Polly Lawman
Environment and Land Use Adviser, NFU East

Nicola Spencer

From: Polly Lawman <[REDACTED]>
Sent: 11 June 2026 09:50
To: Planning
Subject: RE: Planning support: A/30/26/PL
Attachments: NFU Letter of Support - Cobbins Nursery 2.pdf

Follow Up Flag: Follow up
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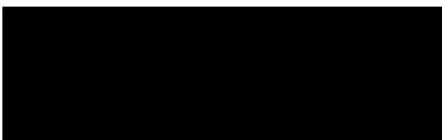
Good morning,

Apologies, the previous email was sent in error and the attached is the correct letter of support for your consideration.

Please disregard the previous email and use this version.

Many thanks in advance,
Polly

Polly Lawman
Environment and Land Use Adviser (East)



TOGETHER WE'RE STRONGER

From: Polly Lawman
Sent: 10 June 2026 14:51
To: 'planning@arun.gov.uk' <planning@arun.gov.uk>
Subject: Planning support: A/30/26/PL

Good afternoon,

Please find attached a letter of support from the NFU in support of planning application A/30/26/PL.

Many thanks,
Polly

Polly Lawman

Environment and Land Use Adviser (East)



TOGETHER WE'RE STRONGER

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