



OPEN DAY

Neighbourhood Plan: Review 2020



Site B: Land west of A27 Fontwell

Site **included** in the Neighbourhood Plan

Reasons for inclusion

- ✓ AECOM, the Neighbourhood Plan's professional advisors on the site assessments, recommended inclusion:
 - ✓ It is adjoining the built-up area in a sustainable location with easy access to bus and cycle routes and does not have major constraints so is considered suitable.
- ✓ The National Trust plans to develop the land to fund necessary restoration work on their Slindon Estate.
 - ✓ Adjacent land at Lanes End has been approved by Arun District Council.
 - ✓ The National Trust land will be surrounded by approved development and the A27.
 - ✓ Arun District Council are certain to grant planning permission for housing here.
- ✓ The Neighbourhood Plan Development Team had discussions with the National Trust following their initial proposals for up to 95 dwellings resulting in the revised proposal presented today, namely:
 - ✓ Reduction to 40 dwellings which includes 4 flats.
 - ✓ Provision of land for an urgently needed Community Child Care facility at Fontwell.
 - ✓ Provision of a Local Equipped Area for Play (LEAP).
 - ✓ Open space and walkway along the A27 boundary.

This site provides a net yield of 40 dwellings.