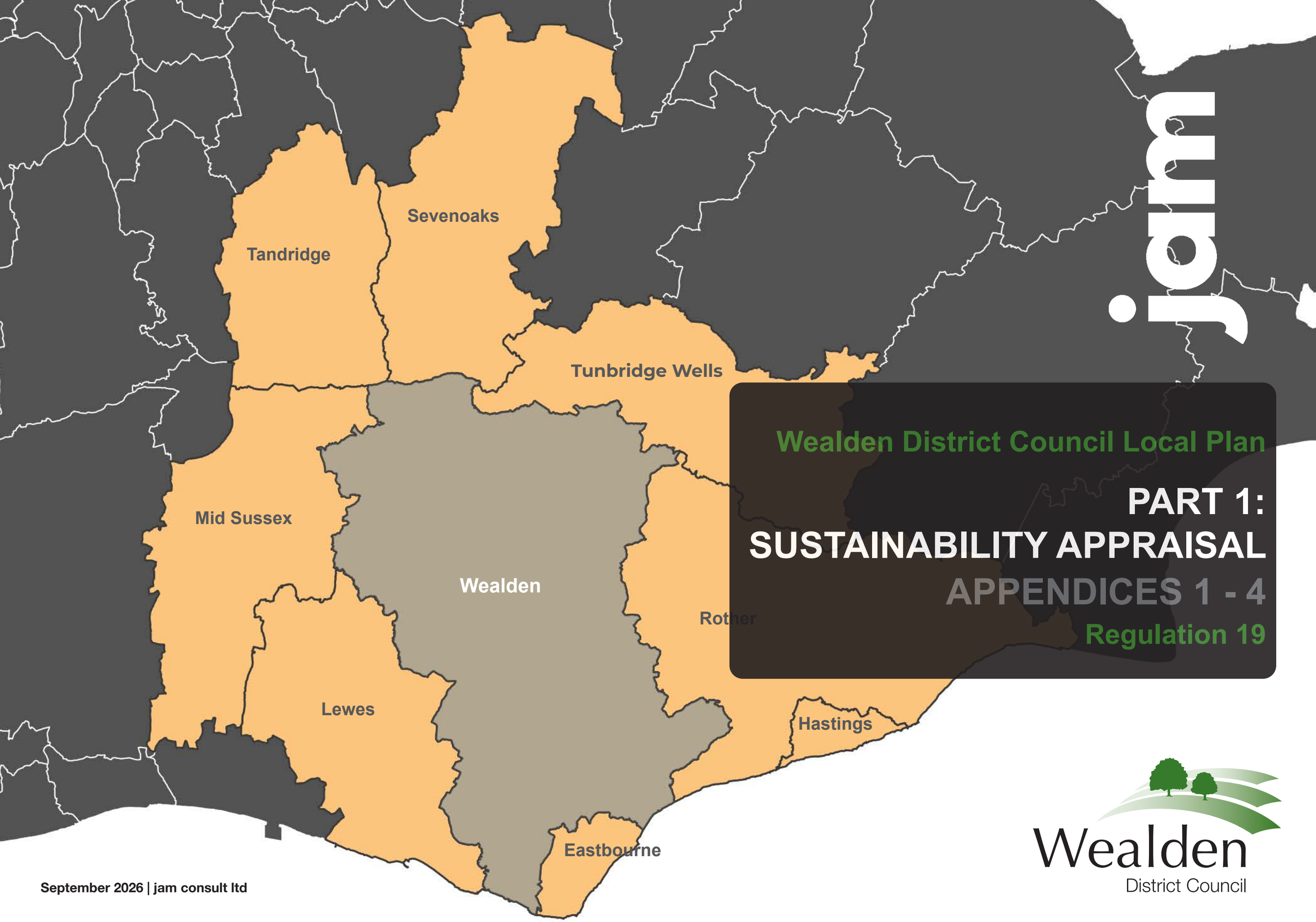


Wealden District Council Local Plan

PART 1: SUSTAINABILITY APPRAISAL

APPENDICES 1 - 4

Regulation 19

September 2026 | jam consult ltd

Wealden
District Council

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This report has been prepared using the evidence base provided by Wealden District Council. The conclusions and recommendations contained in this SA Report are based upon information provided by others and upon the assumption that all relevant information has been provided by those parties from whom it has been requested and that such information is accurate. Information obtained by Jam Consult Ltd has not been independently verified, unless otherwise stated in the Report. The work described in this Report was undertaken between March - September 2026 and is based on the information made available during this period. The scope of this report and the services are accordingly factually limited by the timescale available. It is recognised that further information may become available after this report has been published, which may need to be considered in any further work undertaken.

APPENDICES

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APPENDIX 1: SA REGULATIONS

Information required in the Environment Report according to the SEA Directive		
Preparation of an environmental report in which the likely significant effects on the environment of implementing the plan or programme, and reasonable alternatives taking into account the objectives and geographical scope of the plan or programme, are identified, described and evaluated. The report shall include the information that may reasonably be required taking into account current knowledge and methods of assessment, the contents and level of detail in the plan or programme, its stage in the decision-making process and the extent to which certain matters are more appropriately assessed at different levels in that process to avoid duplication of the assessment (Article 5.2). The information to be given in the report is set out in Article 5 and Annex I of the Directive as follows:		
SEA Directive Requirements		**LOCATION IN SEA REPORTS**
a	An outline of the contents, main objectives of the plan or programme, and relationship with other relevant plan and programmes	Scoping Report 2024
b	The relevant aspects of the current state of the environment and the likely evolution thereof without implementation of the plan or programme	Scoping Report 2024 Reg. 19 SA Report Section 3
c	The environmental characteristics of areas likely to be significantly affected	Scoping Report Reg. 19 SA Report Part 1: Sections 3 and 8
d	Any existing environmental problems which are relevant to the plan or programme including, in particular, those relating to any areas of a particular environmental importance, such as areas designated pursuant to Directives 79/409/EEC and 92/43/EEC	Scoping Report 2024; Reg. 19 SA Report Part 1: Section 3
e	The environmental protection objectives, established at international, Community or national level, which are relevant to the plan or programme and the way those objectives and any environmental considerations have been taken into account during its preparation	Scoping Report 2024
f	The likely significant effects on the environment, including on issues such as biodiversity, population, human health, fauna, flora, soil, water, air, climatic factors, material assets, cultural heritage including architectural and archaeological heritage, landscape and the interrelationship between the above factors. These effects should include secondary, cumulative, synergistic, short, medium and long-term permanent and temporary, positive and negative effects)	Reg. 18(1) Initial SA Chapters 6-9 and Appendices Reg. 18(2) SA Chapters 6-14 and Appendices Reg. 19 SA Report Part 1: Section 8-14 Reg. 19 SA Part 2: Parish Sites Assessments Reg. 19 SA Part 3: Strategic Sites Assessments Reg. 19 SA Part 4: Policy Assessments
g	The measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan or programme	Reg 18(1) SA Chapter 10 and Appendices Reg. 18(2) SA Chapter 15 and Appendices Reg. 19 SA Report Part 1: Section 4 and Parts 2-4
h	An outline of the reasons for selecting the alternatives dealt with, and a description of how the assessment was undertaken including any difficulties (such as technical deficiencies or lack of know-how) encountered in compiling the required information	Reg 18(1) SA Chapter 6-8 and Appendices Reg. 18(2) SA Chapters 6-13 and Appendices Reg. 19 SA Report Part 1: Section 8 -15
i	A description of measures envisaged concerning monitoring in accordance with Article 10 Sections 2 and 9	Reg. 19 SA Report Part 1: Section 15
j	A non-technical summary of the information provided under the above headings.	Non Technical Summary
Consultation:		
	❑ authorities with environmental responsibility, when deciding on the scope and level of detail of the information to be included in the environmental report (Art. 5.4). ❑ authorities with environmental responsibility and the public shall be given an early and effective opportunity within appropriate time frames to express their opinion on the draft plan or programme and the accompanying environmental report before the adoption of the plan or programme (Art. 6.1, 6.2) ❑ other EU Member States, where the implementation of the plan or programme is likely to have significant effects on the environment of that country (Art. 7).	Scoping Report 2024 Reg. 18(1) Consultation on Initial SA Report, March 2024 Reg. 18(2) Consultation on Focused SA Report, January 2026 Reg. 19 Consultation on SA Report, September 2026
Taking the environmental report and the results of the consultations into account in decision-making (Art. 8) Provision of information on the decision:		
	When the plan or programme is adopted, the public and any countries consulted under Art.7 shall be informed and the following made available to those so informed: ❑ the plan or programme as adopted ❑ a statement summarising how environmental considerations have been integrated into the plan or programme and how the environmental report pursuant to Article 5, the opinions expressed pursuant to Article 6 and the results of consultations entered into pursuant to Article 7 have been taken into account in accordance with Article 8, and the reasons for choosing the plan or programme as adopted, in the light of the other reasonable alternatives dealt with the measures decided concerning monitoring (Art. 9 and 10)	To be prepared on adoption of the Plan
Monitoring		
	❑ of the significant environmental effects of the plan's or programme's implementation (Art. 10)	To be carried out on adoption
Quality Assurance		
	❑ environmental reports should be of a sufficient standard to meet the requirements of the SEA checklist Directive (Art. 12).	Preparation has been carried out according to the regulations

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO1 **CLIMATE CHANGE MITIGATION** **To become a net zero-carbon District by 2050 or sooner tackling the climate emergency through reductions in greenhouse gas emissions and reducing energy and fuel consumption**	1.1	Minimise or reduce greenhouse gas emissions?	1.1	Level of installed MWs of commercial scale renewable energy schemes (wind and solar) in the local authority area (Department for Business & Trade)
	1.2	Ensure energy efficiency?	1.2	Per capita CO_2 and total emissions in the local authority area, including the breakdown for buildings, industry and transport (Department of Energy Security & Net Zero)
	1.3	Promote the use of decentralised, renewable and low carbon energy?	1.3	Car and van availability by household in the local authority area (East Sussex in Figures)
	1.4	Support the provision of electric charging infrastructure to enable the take up of electric vehicles?	1.4	Publicly available electric vehicle charging devices at all speeds within the local authority area (Department for Transport)
	1.5	Ensure that development is located in sustainable locations?	1.5	Increase (Ha) in community allotments/orchards (Council records)
	1.6	Reduce embodied carbon emissions in new buildings?		
	1.7	Reduce space heating demand in new buildings?		
	1.8	Encourage local food production?		
	1.9	Promote sustainable methods of construction and design?		
SO2 **CLIMATE CHANGE ADAPTATION** **To reduce vulnerability to the adverse effects of climate change through adaptation and adjustment**	2.1	Contribute to climate change adaptation?	2.1	The percentage of new dwelling energy performance certificates at band C and above (Ministry for Housing, Communities & Local Government)
	2.2	Ensure the use of sustainable construction and design i.e. reduce overheating, incorporate trees /GI for urban cooling?	2.2	The percentage of all dwelling energy performance certificates (existing and new dwellings) at band C and above (Ministry for Housing, Communities & Local Government)
	2.3	Maximise opportunities to deliver nature-based solutions i.e. green infrastructure	2.3	The percentage of all non-domestic energy performance certificates at band C and above (Ministry for Housing, Communities & Local Government)
	2.4	Provide for future changes in energy supply?	2.4	Woodland as percentage of area in the local authority area; (Forest Research, Department of Agriculture, Environment & Rural Affairs).
	2.5	Ensure there is suitable energy infrastructure capacity?		
SO3 **FLOOD RISK** **To manage and reduce our vulnerability to flood risk taking into account climate change**	3.1	Reduce the risk of, and minimise flooding from all known sources, taking into account the impact of climate change?	3.1	Estimated number of properties in the local authority area at risk from flooding (Environment Agency)
	3.2	Avoid development in higher flood risk areas or in adjacent areas which would increase flood risks, having regard to the impacts of climate change?	3.2	Major planning permissions granted contrary to Environment Agency and Lead Local Flood Authority (LLFA) advice on flooding grounds (Environment Agency/East Sussex County Council)
	3.3	Support the provision of natural flood management solutions?		
	3.4	Encourage best practice measures for managing flood risk (i.e. SuDS or other flood alleviation measures)		
SO4 **WATER RESOURCES AND WATER QUALITY** **Protect our water resources and reduce water demand and consumption**	4.1	Promote measures to minimise water consumption and use?	4.1	Southeast Water Per Capita Consumption of Water in litres (South East Water)
	4.2	Encourage water efficiency?	4.2	Recorded water quality in rivers, estuaries and groundwater from River Basin Management Plans that includes the Cuckmere, the Adur and Ouse basins and Pevensey Marshes (Environment Agency)
	4.3	Ensure infrastructure is adequate to support water supply and sewer connections?	4.3	Percentage of river and groundwater units in the plan area with biological and/or chemical quality rated as good (Environment Agency)
	4.4	Ensure that wastewater treatment infrastructure is available?	4.4	Bathing Water Quality in Wealden District (Environment Agency)
	4.5	Protect water resources including those used for the supply of water and abstraction?	4.5	Planning permission granted contrary to Environment Agency advice on water quality grounds (Environment Agency)
	4.6	Improve the water quality of water resources?		

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO5 **SOIL, LAND & MINERALS** **Use land efficiently and maintain, conserve and enhance soil quality and mineral resources**	5.1	Minimise the loss of the best and most versatile agricultural land (Grades 1-3a)?	5.1	Allocations within a Local Plan that are located on safeguarded mineral sites (Council Records)
	5.2	Protect and enhance valued soils?	5.2	Allocations within a Local Plan on best agricultural land quality (Grade 1-3a) (Council Records and DEFRA)
	5.3	Prevent soil pollution?	5.3	Percentage of housing development recorded on greenfield/brownfield land (Council Records)
	5.4	Prevent land contamination and promote the remediation of contaminated land?	5.4	Percentage of employment development (Use Class E(g), B2 and B8) recorded on greenfield/brownfield land (Council Records)
	5.5	Seek to prevent soil disturbance, compaction or erosion including promoting best practice in construction?	5.5	The number of dwellings recorded on the Brownfield Land Register during the monitoring period (Council records)
	5.6	Ensure the efficient use of land?		
	5.7	Prioritise the use of previously developed (brownfield) land to minimise greenfield development?		
	5.8	Reduce the amount of derelict, underused and vacant land, and promote the re-use of buildings?		
	5.9	Prevent the sterilisation of mineral deposits?		
SO6 **WASTE & MATERIALS** **Reduce and minimise waste and promote resource efficiency through reuse and recycling (circular economy)**	6.1	Promote sustainable waste management in line with the waste hierarchy – reduce, reuse, recycle, recover, disposal?	6.1	Estimated Household Waste produced in tonnes in the local authority area (East Sussex County Council Record)
	6.2	Prevent and minimise waste through sustainable design and construction including the re-use of aggregates and the use of sustainable/local materials?	6.2	Estimated Household Waste produced collected in tonnes per capita in the local authority area (East Sussex County Council Record)
	6.3	Ensure the provision of waste and recycling facilities within homes and at commercial premises?	6.3	Estimated Percentage of Household Waste recycled or composted in the local authority area in tonnes (East Sussex County Council Record)
	6.4	Reduce household and business waste generated/ head of population?		
	6.5	Reduce construction waste?		
SO7 **POLLUTION** **To reduce air, noise and light pollution**	7.1	Minimise increases in traffic and congestion?	7.1	Estimated traffic flows by all vehicles within East Sussex (East Sussex County Council Record, Department for Transport))
	7.2	Ensure that development minimises exposure to poor air quality?	7.2	Number of designated AQMAs in the local authority area (Council records)
	7.3	Avoid, mitigate or reduce noise pollution?	7.3	Dark Skies Ranking by local authority area (Campaign to Protect Rural England)
	7.4	Ensure that development is located away from major sources of noise?	7.4	The rate of complaints about noise (Public Health Outcome Framework PHOF B14a)
	7.5	Protect tranquil areas from noisy activities?	7.5	The percentage of the population exposed to road, rail and air transport noise of 65dB(a) or more, during the daytime (Public Health Outcomes Framework PHOF B14b)
	7.6	Limit the impact of light pollution including not adversely affecting the International Dark Skies Reserve?		
SO8 **GREEN & BLUE INFRASTRUCTURE** **To improve the quality and connectivity between functional habitats and green spaces to provide for people and nature recovery**	8.1	Positively contribute to nature recovery?	8.1	Hectares of green and blue infrastructure delivered through strategic site allocations (Council Records)
	8.2	Support the provision of new or enhanced green or blue infrastructure?	8.2	Hectares of Suitable Alternative Natural Green Spaces (SANGS) delivered through strategic site allocations (Council Records)
	8.3	Prevent the loss of green or blue infrastructure?	8.3	Average distance to nearest Park, Public Garden, or Playing Field in metres for the local authority area (ONS)
	8.4	Increase or improve access to green space?	8.4	Average number of Parks, Public Gardens, or Playing Fields within 1km radius (ONS)
	8.5	Ensure that existing ecological networks are not compromised and future improvements in connectivity are not prejudiced i.e. through fragmentation?	8.5	The loss and/or inappropriate development of Local Green Spaces during the monitoring period (Council Records)
			8.6	Quantity of open spaces provided through residential developments annually (Council Records).

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO9 BIODIVERSITY **To protect and enhance biodiversity and geodiversity**	9.1	Maintain and enhance International / European designated sites?	9.1	The recorded condition/status of designated ecological sites in the district that includes the Ashdown Forest SPA/SAC and Pevensey Levels SAC and Ramsar Site (i.e. the proportion of the SSSI units in favourable condition or unfavourable recovering condition (Natural England)
	9.2	Maintain and enhance nationally designated sites?	9.2	Estimated visitor numbers on designated ecological sites, namely the Ashdown Forest SAC/SPA (Council records)
	9.3	Maintain and enhance locally designated sites?	9.3	Estimated visitor numbers on SANGS within the local authority area (Council records)
	9.4	Ensure that development follows the mitigation hierarchy (Avoid, minimise, remediate, compensate)?	9.4	The number of new dwellings (net) completed within the 400 metre to 7km buffer of the Ashdown Forest SPA during the monitoring period (Council records)
	9.5	Conserve, restore and enhance priority habitats including those located within Biodiversity Opportunity Areas (BOAs)?	9.5	Changes in (a) priority habitats and species (by type) and (b) change in areas designated for their intrinsic environmental value including sites of international, national, regional, sub regional or local significance (Council records)
	9.6	Protect and support the recovery of priority species?	9.6	The number of sites that deliver at least 10% biodiversity net gain through the planning application process (Council Records)
	9.7	Protect irreplaceable habitats (e.g. ancient woodland / veteran trees)?	9.7	Area (Ha) under Woodland Trust Management. (Woodland Trust)
	9.8	Conserve, enhance or improve biodiversity by design?		
	9.9	Seek to secure a minimum of 10% or higher biodiversity net gain?		
	9.10	Lead to the creation of new habitat?		
SO10 LANDSCAPE & TOWNSCAPE **To protect and enhance the District's urban and rural landscape and townscape**	10.1	Protect and enhance the quality and local distinctiveness of the District's landscapes and townscapes?	10.1	The number of new dwellings completed (net) within the High Weald AONB in the local authority area (Council Records)
	10.2	Conserve and enhance the High Weald AONB?	10.2	The quantum of floorspace (net) for employment uses (Use Class E(g), B2, B8) completed within the High Weald AONB in the local authority area (Council Records)
	10.3	Impact upon the South Downs National Park and its setting?	10.3	The percentage of new dwellings completed (net) within the High Weald AONB compared with the remainder of the district (Council Records)
	10.4	Contribute to and enhance the natural and local environment by protecting and enhancing valued landscapes?		
	10.5	Protect and enhance valued landscape features and characteristics and promote local distinctiveness?		
	10.6	Protect and enhance the distinct identities and setting of a settlement, its character and its setting including sensitive design?		
	10.7	Enhance local distinctiveness in town and village centres?		
	10.8	Promote high quality design in context with its urban / rural landscape?		
	10.9	Improve the public realm?		
SO11 HISTORIC & CULTURAL HERITAGE **To improve and enhance the District's historic environment and cultural heritage asset**	11.1	Help to conserve and/or enhance heritage assets, cultural heritage and historic character of place?	11.1	The number of heritage assets recorded as 'at risk' in the local authority area (Historic England)
	11.2	Protect the setting of heritage assets?	11.2	The number of new designated and non-designated heritage assets recorded in the monitoring year in the local authority area (Historic England, Council Records)
	11.3	Protect sites and features of archaeological value?		
	11.4	Promote and develop and where appropriate increase access to cultural and heritage assets and settings?		

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO12 DIGITAL INFRASTRUCTURE **To improve digital infrastructure and connectivity to ensure it meets the needs of all our communities**	12.1	Improve digital infrastructure and broadband coverage?	12.1	Average Broadband Speed across the local authority area (East Sussex County Council Record/Ofcom)
	12.2	Improve mobile phone connectivity and services?	12.2	Fibre to the property availability in percentage terms in the local authority area (East Sussex County Council Records/Ofcom)
SO13 TRANSPORT & ACCESSIBILITY **To encourage efficient patterns of movement, promote sustainable and active travel and ensure access to key local services and facilities**	13.1	Reduce the need to travel by car, including accessing services, facilities, work and leisure?	13.1	Travel to work distances (Census)
	13.2	Reduce journey times?	13.2	Travel to work mode (Census)
	13.3	Improve public transport provision, including frequency of services?	13.3	The percentage of residents within 15 & 30 minutes of primary schools by transport mode (walking, cycling and car) (Department for Transport)
	13.4	Consider the capacity of the existing infrastructure and ensure appropriate mitigation and/ or new/improved transport infrastructure can be provided where required?	13.4	The percentage of residents within 15 & 30 minutes of employment centres by transport mode (walking, cycling and car) (Department for Transport)
	13.5	Promote and facilitate sustainable travel, active travel and healthy streets?	13.5	The percentage of residents within 15 & 30 minutes of a food store by transport mode (walking, cycling and car) (Department for Transport)
	13.6	Support the delivery of 20 minute walkable neighbourhoods?	13.6	The percentage of residents in the local authority area who walk (at least ten minutes), or cycle 3 times per week; (East Sussex County Council Record)
	13.7	Create safer routes and permeability for both pedestrians and cyclists?	13.7	The number of bus journeys taken in East Sussex for each monitoring year (East Sussex County Council Record)
	13.8	Avoid impacts on the quality and extent of public footpaths, bridleways and / or the cycle network, and create opportunities for enhancing connectivity?		
	13.9	Help to connect communities by improving access to key services and facilities?		
	13.10	Provision and retention of key services and facilities?		
SO14 HOUSING **To provide suitable and sustainable housing that meets local needs**	14.1	Contribute to housing supply and deliver homes in sustainable locations?	14.1	New homes (net) completed in the monitoring year (Council records)
	14.2	Contribute to meeting local housing needs, including the provision of affordable and specialist homes to meet the identified needs for all sections of society?	14.2	New homes (net) approved planning permission in the monitoring year (Council records)
	14.3	Provision of homes that meet the necessary sustainability and design standards?	14.3	New permanent pitches/plots approved planning permission in the monitoring year (Gypsy and Traveller) (Council records)
	14.4	Ensure the provision of sufficient and suitable new homes to meet identified needs for all sections of society?	14.4	New affordable homes (net) completed in the monitoring year (Council records)
	14.5	Provide self-build and custom-build housing plots?	14.5	Ratio of median house price to median gross annual (where available) workplace-based earnings in Wealden
	14.6	Ensure that an appropriate mix of dwelling size, type and tenure is provided?	14.6	The percentage of new 1, 2, 3 and 4+ bedroom dwellings (net) delivered within a monitoring period in the local authority area
	14.7	Reduce the number of unsuitable/unfit homes?	14.7	The number of new applicants to the Self-Build and Custom Build Register during the monitoring period (Council records)
	14.8	Reduce or prevent homelessness?	14.8	The number of self-build and custom built plots granted planning permission (secured through a S106 agreement) during the monitoring period (Council records)
			14.9	Homeless Assessment as owed a duty (Ministry for Housing, Communities & Local Government)

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO15 **HEALTH & WELLBEING** **To protect and improve the health and well-being of the District's population and reduce health inequalities**	15.1	Contribute to improving health and well-being?	15.1	Child Obesity Levels within Wealden District at Year 6 (ages 10-11) (NHS)
	15.2	Contribute and encourage healthy lifestyles for all?	15.2	Life Expectancy for Males and Females in Wealden (East Sussex County Council and NHS)
	15.3	Contribute to the provision, protection, enhancement or expansion of sport and recreation facilities?	15.3	The percentage of residents within 30 minutes of GPs by transport mode (walking, cycling and car) (Department for Transport)
	15.4	Impact a designated Local Green Space?	15.4	The percentage of Wealden residents who consider themselves to have a disability (Census)
	15.5	Ensure development is located in reasonable proximity to medical services with sufficient capacity to meet needs?	15.5	Quantity (Ha) of additional open,space, sports and recreation facilities (Council records)
	15.6	Support the diverse health needs within the community including those associated with an ageing population?	15.6	The number of sports playing fields loss during a monitoring period in the local authority area (Council records)
			15.7	Percentage of physically active children and young people, persons, 2021/22 (PHOF C10)
			15.8	Percentage of physically active and inactive adults,persons, 2021/22 (PHOF C17a and C17b)
			15.9	Percentage of adults who feel lonely often or always or some of the time, person, 2019/20 (PHOF B19)
SO16 **QUALITY OF LIFE & PLACE** **To create safe and attractive places, which contribute towards quality of life and community cohesion**	16.1	Help to reduce crime and fear of crime in the District?	16.1	The recorded rate of crime offences per 1,000 of the Wealden population (East Sussex County Council Record)
	16.2	Promote the use of 'Secured by Design' principles, which contribute towards a safe and secure built environment?	16.2	The recorded rate of violent crime offences per 1,000 of Wealden population (East Sussex County Council Record)
	16.3	Contribute to the creation of a sense of place, which is well-designed, inclusive, accessible for all and reduces social isolation?		
	16.4	Ensure good quality design including the use of design codes, where appropriate?		
SO17 **SOCIAL INCLUSION** **To tackle social deprivation by improving access to essential services and facilities, supporting diversity and equality for all**	17.1	Help to overcome social exclusion?	17.1	Indices of Multiple Deprivation Ranking across the Country (ONS)
	17.2	Help to address issues of deprivation, disadvantage or poverty?	17.2	Proportion of Lower Super Output Areas within the most deprived 20% of wards in the country (ONS)
	17.3	Help address inequality for those with protected characteristics?	17.3	Percentage of children in low income families within the monitoring period (East Sussex County Council Record);
	17.4	Help reduce dependency on benefits?	17.4	The number universal credit claimants in the local authority area each monitoring period (East Sussex County Council Record)
	17.5	Encourage engagement and participation in the community?	17.5	No. of residents in fuel poverty at local/regional and national level. (ONS)

APPENDIX 2: SA FRAMEWORK

Sustainability Objective	Decision Making Criteria		Sustainability Indicators	
SO18 **ECONOMY & EMPLOYMENT** **To maintain high levels of employment and encourage sustainable economic growth across the District, including higher value jobs**	18.1	Protect the amount of existing employment floorspace in the District?	18.1	Net additional gains in employment floorspace (Use Class E(g), B2, B8) in the district over the monitoring period (Council Records)
	18.2	Support the delivery of employment floorspace requirements through expanding or making land available for new employment sites?	18.2	The number of business enterprises within the local authority are each year (East Sussex County Council Records)
	18.3	Encourage the retention and provision of small business units to meet the needs of small and medium enterprises?	18.3	New Business Registration Rate in the local authority area (East Sussex County Council Records)
	18.4	Support businesses performance, growth and resilience?	18.4	Percentage of working age residents who are unemployed (East Sussex County Council Records)
	18.5	Support and encourage both urban and rural businesses to grow, expand and diversify?	18.5	Economic Inactivity Rates in the local authority area (East Sussex County Council Records)
	18.6	Support the growth of sustainable tourism and leisure sectors?	18.6	The total number of visitor trips undertaken within the local authority areas (millions) (South East Tourism)
	18.7	Protect and restrict the loss of tourism accommodation and visitor attractions?	18.7	The total amount of expenditure (£) by tourists during visits (millions) (South East Tourism)
	18.8	Support the tourism sector by increasing overnight stays and visitor spend?		
	18.9	Assist in making Wealden an attractive place to visit?		
	18.10	Support the provision of higher value jobs?		
	18.11	Assist in delivering the District's employment needs?		
	18.12	Create new employment opportunities and local jobs?		
SO19 **TOWN & VILLAGE CENTRES** **Protect and enhance the viability and vitality of town or village centres**	19.1	Help retain and provide additional retail floorspace?	19.1	Net Additional Gains/Losses in retail floorspace (Use Class E(a) in the district over the monitoring period (Council Records)
	19.2	Decrease the number of vacant units?	19.2	Net Additional Gains/Losses in retail floorspace (Use Class E(a) in designated town centres over the monitoring period (Council Records)
	19.3	Support the long-term vitality and viability of town and village centres?	19.3	Net Additional Dwellings (Use Class C3) in designated town centres over the monitoring period (Council Records)
	19.4	Support town centre first principles and limit out of town retail?	19.4	The percentage of vacant units with designated town centres during the monitoring period (Council Records
	19.5	Support high street businesses and the provision of business opportunities?	19.5	The percentage of residents within 30 minutes of a Town Centre by transport mode (walking, cycling and car) (Department for Transport)
	19.6	Support the provision of residential development in our town centres?		
	19.7	Provide for resident and visitors needs including places of work, places to socialise and key services and facilities?		
	19.8	Help improve the night-time economy?		
SO20 **EDUCATION & SKILLS** **To improve the level of skills, education and training of the District's population**	20.1	Improve qualifications and skills of young people and adults?	20.1	Percentage of working age population with level 4 (or more) qualifications (Census)
	20.2	Assist to meet the skill needs of businesses including that required for greener jobs?	20.2	Percentage of working age population with no qualifications (Census)
	20.3	Deliver opportunities for education, apprenticeships and vocational training?	20.3	Apprenticeships (of all levels) starts and completions during the monitoring period (East Sussex County Council Records)
			20.4	School Capacity within the district for secondary school and primary school places (East Sussex County Council Records)

APPENDIX 3

SA Representations - Regulation 18(2) January 2026

APPENDIX 3: SA Representations

1 SA Representations

1.1 Background to Consultation

1.1.1 The SEA Regulations require Local Authorities to consult with the three Statutory Consultees when preparing the SA of the Local Plan including:

- ❑ The Environment Agency
- ❑ Historic England
- ❑ Natural England.

1.1.2 In addition, the Council should also consult with key stakeholders. Consultation has been undertaken at each stage of the Local Plan Process, as follows:

- ❑ Scoping Report, June 2023 (updated 2024)
- ❑ Initial SA Report, Reg. 18(1), March 2024
- ❑ Initial SA Report, Reg. 18(2), February 2026.

1.1.3 The findings of the consultations are set out below.

Stage A - Scoping Report, June 2023

1.1.4 An updated Scoping Report was published for consultation in 2023. Formal consultation was undertaken by the Council in line with regulatory and best practice guidance. The consultees included the Statutory Consultees: Natural England; The Environment Agency; and Historic England, as well as key local stakeholders.

1.1.5 Around fifty responses were received as part of the SA Scoping Report consultation, including the Environment Agency and Historic England. The Council did not receive a response from Natural England at this stage. A summary of the consultation responses is provided in **Appendix A2 - Initial SA Report, March 2024.**

1.1.6 In general, the view was that the Scoping Report provided an appropriate methodology and framework for the Sustainability Appraisal of the Local Plan. The key issues raised related to some changes to the baseline data, in particular Air Quality (Chapter 7) and Water (Chapter 14). The wording for the sustainability objectives and indicators was also refined in response to the consultation to remove any duplication and improve clarity. A number of Plans, Policies and Programmes were also added into **Appendix A** of the SA Scoping Report.

Stage B - Initial SA Report, Regulation 18(1) March 2024

1.1.7 An Initial Draft SA Report was issued for consultation in March 2024 alongside the Draft Local Plan Regulation 18(1). The Initial SA Report set out the key stages and tasks of the SA process.

1.1.8 The SA Report tested the proposed Spatial Strategy including seven growth options, the site assessments and an appraisal of all the draft policies.

1.1.9 A total of 30 direct responses were received in relation to the Regulation 18 Initial SA report. Some additional responses with implications for the SA were made on the Local Plan, which have also been taken into consideration.

1.1.10 The consultation responses expressed concern about the failure of the strategy to meet the identified housing and employment need for the District. Others considered the amount of land proposed for development was too high given the rural nature of the District, the designations for landscape and nature, and the poor provision of public transport. A summary of the consultation responses can be found at **Appendix 3 - Initial SA Report, January 2026**.

Stage B - SA Report, Regulation 18(2), January 2026

1.1.11 The Regulation 18(2) SA Report was issued for consultation alongside the 'Focused Review' of the Local Plan in February 2026 until March 2026. A total of over **3,000 responses** were received, with over 160 responses in relation to the SA report specifically. Some of the responses made on other areas of the Local Plan, have implications for the SA and have been taken into account in the Regulation 19 Local Plan and SA.

1.1.12 The full responses to the Draft Local Plan Regulation 18(2) Consultation can be found on the Council's website as well as the **Council's Consultation Statement for the Regulation 19 Local Plan**, which covers issues relating to the Local Plan and SA, in particular: the proposed Spatial Strategy; Housing and Employment need; and Draft Site Allocations.

1.1.13 Specific issues raised by respondents in relation to the Spatial Strategy are set out below:

- ❑ **Spatial Strategy and Housing Need**

  Concerns were raised that there was a lack of clarity regarding the options presented within the draft 'Focused' Wealden Local Plan, Regulation 18(2), February 2026 (2 options) and their relationship to those presented in the SA Report (4 options).

  Several of the respondents with development interests in the District, considered that the Options for growth set out in the SA were not reflected adequately in the Draft Local Plan and that the preferred options, as presented, did not meet the housing need requirements for the District or address the housing need of the neighbouring authorities.

  Conversely, many respondents from the local community considered the proposed quantum of development for housing and employment to be too high given the rural nature of the District, the designations for landscape and nature, and the poor provision of public transport.

  The draft 'Focussed' Local Plan, provided a Spatial Strategy which sought to deliver **16,609 (net) dwellings or 977 dwelling per annum and 159,530 sqm of employment floorspace** over a Plan period from 1 April 2025 to 31 March 2042.

  The Regulation 18(2) SA considered four spatial options, which were tested as 'reasonable alternatives'. Two options considered higher levels of growth than the options set out in the Local Plan to test the housing and employment need identified for the District. The spatial options were drawn up prior to the SA of the strategic and smaller sites and it was recognised that they may be subject to change following consideration of the SA results and further evidence at the Regulation 19 stage. The options for growth assessed in the SA, were then taken into consideration in the draft 'Focused' Local Plan.

  The preferred options identified in the SA (Options 3 and 4) included large scale housing and employment sites that were either rejected or considered uncertain in the individual SA site assessments. As a result, the Council chose not to include the rejected or uncertain sites as draft site allocations within the 'Focused' Local Plan, owing to the lack of information available at the time and significant constraints identified.

  The 'Focused' Local Plan provided a list of sites **(Table 6)** for both housing and employment uses that did not form draft site allocations within the Plan. The constraints and issues associated with those sites were listed and respondents to the Plan were invited to comment.

  A further review of the Options for the Spatial Strategy has been undertaken as part of the Regulation 19 SA, which has taken into account the representations received, as well as evidence and site information that was not available at the Regulation 18 stage. This has resulted in a hybrid Spatial Option, which seeks to meet as much housing and employment need as possible, whilst ensuring the Plan meets its sustainability objectives, including on the environment.

APPENDIX 3: SA Representations

1.1.14 Responses were received from the Statutory Consultees; Natural England and Historic England. No response was received from the Environment Agency. The key issues raised by the Statutory Consultees, infrastructure providers and Neighbouring Authorities are as follows:

❑ **Historic England**

Historic England has provided general comments at this stage including the need to provide a Heritage Conservation Strategy to help inform the selection of Site Allocations. A Heritage Strategy has now been prepared, which has been used to inform the update to the Local Plan and SA.

❑ **Natural England**

Natural England has reiterated its concerns raised in 2024 and remains concerned about some housing site allocations that the Council has retained, revised or added as new sites in the Plan relating to three key impact areas:

- Sites that impact on the purposes of designation of the High Weald National Landscape
- Sites that contain areas of priority habitats and/or ancient woodland
- Sites that are very close to and/or grouped with other sites near to Pevensey Levels Special Area of Conservation (SAC) and Ramsar site.

It is recognised that the evidence base was not complete at the time of publication of the Draft Plan, however, if the Council is unable to demonstrate with reasonable certainty that all adverse impacts on designated sites can be avoided or fully mitigated, Natural England advises relevant sites should not proceed to the Regulation 19 stage. Furthermore, sites which constitute 'major development' must provide robust evidence on how the tests identified in NPPF para. 190 a-c have been met.

Natural England would also like to see the Regulation 19 Plan show how allocations will avoid or fully mitigate landscape impacts by using the SA evidence to refine site boundaries, secure landscape-led design, and assess cumulative effects where clusters of sites risk altering rural character. The landscape aspects of the SA would also benefit from demonstrating that any allocations brought forward meet NPPF requirements and the enhanced statutory duty to conserve and enhance protected landscapes.

❑ **National Highways**

National Highways raised concerns about the safety, reliability, and operational efficiency of the Strategic Road Network (SRN). In particular, the A27 and the A259, which cross the southern part of the District from east to west, to the north of the adjacent Eastbourne Borough Council (EBC) area.

WDC references recent and planned highway improvements on the A27, including the A27 East of Lewes scheme and the A27 Lewes to Polegate scheme. The Department for Transport published the Road Investment Strategy (RIS)3 (2026-31) on 26 March 2026. The A27 Lewes to Polegate scheme is not mentioned in RIS 3. The development/study work has paused and it is not known at this stage whether it will become part of a programme in future RIS periods.

Based on the interim Shared Transport Evidence Base (STEB), the level of impact is still likely to be considered significant for each of the alternative New Growth Options, with highway link and/or junction capacities significantly exceeded on key parts of the network, including:

- Sections of the single carriageway A22 corridor and junctions north from Boship Roundabout to the north of Uckfield
- The A27 (SRN) and A2270 corridors and key junctions around Polegate and south into Willingdon and Eastbourne
- Constrained sections of the A26 corridor in and around Crowborough.

1.1.15 Responses were also received from key bodies including South East Water and Neighbouring authorities, summarised below:

❑ **South East Water**

Following a review of the latest housing forecast figures SE Water has identified that in some areas it is challenging to accommodate additional growth beyond what was assumed in the Water Resources Management Plan 2024 (WRMP24). These are areas where there is limited or no planned available supply-demand surplus. The WRMP24 was prepared using housing trajectory data in 2023 and is based on housing figures derived from best available information published at the time. Consequently, the plan does not reflect the significant uplift in the Objectively Assessed Housing Need (OAHN) that is now driving draft Local Plans.

In the Wealden area, it is unlikely SE Water would be able to accommodate growth exceeding the WRMP24 forecast assumptions throughout the planning period. Within the WRMP24, South East Water has assumed a total of 12,013 dwellings across the Local Plan period. However, the growth forecast for the Water Resources Management Plan 2029 (WRMP29) will be updated over the next couple of years, which is an opportunity to ensure the updated housing growth targets can be supported in the next plan.

The report, 'Water Ready: A report to inform HM Government's roadmap for water efficient new homes' 2024, which aims to inform the Government's roadmap for water-efficient new homes sets out a roadmap to target lower per capita consumption for new housing in water-stressed areas such as Wealden, aiming for **90 litres** per person per day by 2030, and **80 litres** by 2035. SE Water fully supports this ambition and encourages local authorities to adopt these targets within strategies where possible.

❑ **Neighbouring Authorities**

Detailed responses were received from the following Local Authorities, which have been taken into account in the revised SA and are considered as part of the **Consultation Statement for the Regulation 19 Local Plan.**

- Brighton & Hove City Council
- East Sussex County Council
- Kent County Council
- Rother District Council
- South Downs National Park Authority
- Surrey County Council
- Tonbridge & Malling Borough Council
- Tunbridge Wells Borough Council
- West Sussex County Council.

APPENDIX 3: SA Representations

Local Community

1.1.16 Direct responses were received from 28 members of the Local Community. Key issues raised included objections to the following proposed site allocations:

- FF5 - Bird in Eye (North), Uckfield
- HEA2 - land SW of Ghyll Road, Heathfield
- HEA6 - land in Cross in Hand
- HEL2 - Park Farm, Hellingly
- HOR6 - Coxlow Farm, Horam
- LH1 - Land at Owlsbury Farm, Little Horsted
- OEH1 and OEMP1 - Land at Laughton Park Farm, Halland
- OEMP4 - The Ashdown Business Park extension
- POL3 - Shepham Lane, Polegate
- UCK2 - Horstedpond Farm, Uckfield
- UCK11 - Whitehouse Farm, Budletts Common, Maresfield, Uckfield
- WES5 - Sharnfold Farm, Stone Cross
- WES7 - Land at Peelings Lane, Westham

1.1.17 Key issues included:

- conflict of proposed site allocations with Spatial Strategy
- size of allocations
- scale and location of development
- brownfield land
- availability of evidence
- impacts upon landscape, in particular the HWNL and SDNP
- ecology
- heritage
- water
- environmental and infrastructure constraints
- transport impacts
- cumulative impacts of development.

1.1.18 Responses were received from **44 Other Organisations** and **64 Developers & Agents**. Key issues raised included:

- Consultation process not fit for purpose
- General support for affordable housing
- Transport and access issues, particularly A22
- Lack of credible, funded and deliverable vision-led transport strategy
- 20 min neighbourhoods
- Reliability of evidence base
- Impact on Rural Character & Landscape, including HWNL
- Brownfield first approach
- Development boundaries
- Coalescence
- Environmental & Ecological impacts
- Water supply and sewage treatment
- Flood Risk & Drainage
- Infrastructure capacity
- Scale, Deliverability & Viability of large schemes
- Spatial Strategy of quantum versus location not appropriate
- More development appropriate to NE and S of District
- Cumulative Impacts.

❑ **Site Allocations**

The responses to the consultation included numerous comments on the the draft site allocations. The site allocations have been reviewed as part of the revised SA to respond to the representations and findings from the new and updated evidence. A significant number of objections were made to the following site allocations and options, in relation to:

- **Ashdown Business Park -** the scale and location of development, landscape and character of the area, transport and pollution.
- **Coxlow Farm, Horam -** the scale and location of development, landscape and character of the area, and appropriateness of an allocation of this size in a tier 3 village was raised.
- **East Hoathly -** the two strategic sites Laughton Farm and Hesmonds Stud. The impact on the character of landscape of the existing settlements, scale and location of development including coalescence, transport & access, infrastructure and biodiversity / ecology.
- **Frant -** the collection of site allocations at Frant. The cumulative impacts of development, particularly on the Landscape and HWNL designation as well transport, infrastructure and services.
- **Owlsbury -** the scale of the development and its impact upon the transport infrastructure, access, biodiversity & ecology, landscape, water and flood risk, distance from Uckfield.

❑ **Policies**

Responses were also received in relation to the draft policies including the following issues:

- Spatial Strategy not appropriate
- Housing and Employment Need not appropriate
- Coastal Change Management Area
- 20 minute neighbourhood - appropriateness for WDC
- Failure to prioritise brownfield land
- Protection of Pevensey Levels Hydrological Area
- Quantum of employment / retail provision in town centres
- Protection of social infrastructure
- Heritage.

APPENDIX 3: SA Representations

Town & Parish Councils

1.1.19 Responses were received from the 25 Town and Parish Councils. A summary of the key issues raised includes:

- Consultation process not fit for purpose
- Support for affordable housing
- Transport and access issues, particularly A22
- No credible, funded and deliverable vision-led transport strategy
- 20 min neighbourhoods
- Reliability of evidence base
- Impact on Rural Character & Landscape, including HWNL
- Brownfield first approach
- Development boundaries
- Coalescence
- Environmental & Ecological impacts
- Water supply and sewage treatment
- Flood Risk & Drainage
- Infrastructure capacity
- Scale, Deliverability & Viability of large schemes
- Strategy of quantum versus location is not appropriate
- More development appropriate to NE and S of District
- Cumulative Impacts.

1.1.20 A summary of responses below includes the specific sites of concern and key issues raised by the councils:

1. **Arlington Parish Council**

   OAL 1 - Land to the NW of Hempstead Lane, Hailsham

2. **Buxted Parish Council**

   001/3225 – Land east of Cooper Green Road, Ringles Cross

   027/1840 – Lower Totease Farm, Framfield Road, Buxted

   058/1990 - Land at Walled Garden, Five Ash Down

   113/1990 - Willow Sawmills, Millwood Lane, Five Ash Down

   146/1840 - Land east of Great Totease Farm, Church Road, Buxted

   234/1840 – Land at Taylors Shaw, Framfield Road, Buxted

   744/1840 – Land at Holly Farm, Station Road, Buxted

   975/3225 – Land opposite Roundwood, Coopers Green Road, Ringles Cross

   1247/1840 – Land at Limes Lane, Buxted

   LH1 - Land at Owlsbury Farm, Lewes Road, Uckfield – Strongly Oppose

   - Sites with rejected permission in Buxted included incorrectly
   - Services listed in Buxted are incorrect.

3. **Chalvington with Ripe Parish Council**

   Object to the following sites:

   BE1: 617/1780 Land north of Recreation Ground, Station Road, Berwick Station

   BE2: 619/1780 Land West of Station Road, Berwick Station

   BE3: 822/1780 Land to north east of Station, Station Road, Berwick Station

   BE4: 616/1780 Land to north east of Station, Station Road, Berwick Station

   OEMP: 1235/1950 Land at Laughton Park Farm, East Hoathly with Halland/East Hoathly, Halland and Laughton - Strongly Object

   OARL1: 825/1310 Land to the north-west of Hempstead Lane, Hailsham – Strongly Object

4. **Danehill Parish Council**

   - Water supply and sewage treatment

5. **East Hoathly with Halland Parish Council**

   OEMP: 1235/1950 Land at Laughton Park Farm, East Hoathly with Halland/East Hoathly, Halland and Laughton – development inappropriate and not sustainable.

6. **Fletching Parish Council**

   Strongly Object to:

   LH1 - Land at Owlsbury Farm, Lewes Road, Uckfield

   OEMP4 - Expansion of Ashdown Business Park (ABP)

   Oakwood Park Site 980/3120 abutting the A22 not included in SA

   Site 980/3120 includes the whole of the planning application area plus 8.04 ha of the Oakwood Park site.

   - Reference is not made to proposed dualling and improvements of A22
   - Consider the Employment evidence to be inaccurate and that need is substantially lower
   - No reference in Plan to Geodiversity and Nature Recovery in the High Weald, Natural England, June 2024.

7. **Frant Parish Council**

   - Strongly object to all the proposed allocations within Parish, in particular, the quantum of development is disproportionate in an area within the HWNL. Significant cumulative effects
   - Consider Spatial Strategy is based on quantum of development not location. Lack of reasons for location of such a large quantum in this area.
   - ‘Exceptional circumstances’ for major development unlikely to be met (NPPF para 190)
   - Impact on landscape should increase to high sensitivity for large scale development – all of Frant sites
   - Need to consider impact upon Frant not just Tunbridge Wells.

8. **Hadlow Down Parish Council**

   Object to OGT4

   Inappropriate in HWNL.

9. **Hailsham Town Council**

   OARL1: 825/1310, Land to the northwest of Hempstead Lane

   EMP3: 1115/1310, Land to east of A22

   OHA5: 1259/1310, Saltmarsh Lane to the south of Hailsham

   - Despite the reliance of the site on Hailsham for services and facilities, no consideration has been given to this in the SA. It is a major negative.
   - Object to all proposed allocations. Lack of information on additional sites to be allocated and spatial implications
   - Traffic implications on A22
   - Does not comply with the requirements of the NPPF for reasoned alternatives, complete evidence, and meaningful early engagement. It defers almost all difficult decisions and evidence to the Regulation 19 stage
   - No reasons are given for the change in assessment other than the fact that they will help contribute to delivery of additional housing in the district.
   - 400 homes at Saltmarsh Lane to the south of Hailsham does not appear to be mapped in the SA.

10. **Heathfield and Waldron Parish Council**

    Appeal decision for APP/C1435/W/25/3360096 Land south of Sandy Cross Lane and east of Monkhurst House, Heathfield. Application ref. WD/2024/1678/O

APPENDIX 3: SA Representations

11. Horam Parish Council

Consultation period inadequate due to IT issues.

12. Isfield Parish Council

- Strongly Object to Ashdown Business Park and Owlsbury Farm
- Consider employment evidence based on flawed assumptions
- Retail provision should be restricted to town centres
- Uckfield provides a more local function
- Traffic congestion and lack of credible transport strategy
- Sensitivity of Ashdown Forest and HWNL.

13. Laughton Parish Council

OEH1 – SHELAA 1235/1950 – Land at Laughton Park Farm

- SA and FLP come to different conclusions
- A22 already at capacity
- Unsustainable population growth in an isolated location
- Lack of transport links - sustainable transport cannot be maximised
- Scale of development and coalescence
- Character of area
- Harm to biodiversity and ecology
- Loss of agricultural land
- Heritage impacts
- Impact on highway network of employment space
- Sewage infrastructure capacity
- Cumulative impacts
- An alternative Spatial Strategy should be considered by Wealden and neighbouring authorities to address potential strategic locations for growth.

14. Little Horsted Parish Council

Object to the following sites:
LH1 Land at Owlsbury Farm
FF2 Land off Eastbourne Road
FF5 Bird in Eye North
UCK11 White House Farm
OEMP4 - Expansion of Ashdown Business Park (ABP)
OEH1 - Land at Laughton Park Farm
OFF1 - Land at High Cross Farm – _Eastbourne Road Uckfield
OFF2 - Croft House Eastbourne Road
OFF3 - Land adjacent to Croft House Eastbourne Road
OFF5 - Hempstead Lane
OFF8 - Hempstead Farm

- Support Fletching's response
- Consider housing figures should be no higher than 15,109
- The FLP 2026 is confusing, inconsistent and flawed as it does not include Options in SA/Cabinet papers
- LHP have received confirmation that East Sussex County Council Highways have indicated they will be objecting to the Local Plan
- Importance of Low Weald National Character Area
- List of information of services in LH incomplete
- Object to the absence of a spatial policy addressing the renewable energy obligations.

15. Maresfield Parish Council

MA1 - Land South of Maresfield, A22, Maresfield
LH1 - Land at Owlsbury Farm
OEMP4 - Expansion of Ashdown Business Park (ABP)

- Support MA1 but object to access off School Hill
- Object to Owlsbury Farm and Ashdown Business Park
- Support Fletching reps.

16. Mayfield and Five Ashes Parish Council

- Local Plan is at risk of rejection if WDC do not meet number required by HMG.
- If this plan is accepted the development boundaries become sacrosanct, where will the windfall number come from?
- Support need for employment space.

17. Pevensey Parish Council

Object to following sites:
PE1 - 1100/3200 The Old Mint House, High Street, Pevensey
WES7 - Peelings Lane

- Impact on traffic
- Impact on Pevensey Levels
- Loss of ecology and biodiversity
- Impact on local services
- Object to Policy CC9 Coastal Management

18. Rotherfield Parish Council

- Agree with Spatial Strategy and draft Housing and Employment policies

19. Ticehurst Parish Council

- Draft policy on Bewl TC3, Rother DC Draft Local Plan – recreational facilities lie in Wealden
- Need for joint policy between authorities

20. Uckfield Town Council

Concerns regarding the following sites:
UCK 4 Sun View, 46 New Road, Ridgewood Uckfield
UCK Land South west of Ridgedown, Lewes Road
UCK7 Cress Farm, 20 Lewes Road.
UCK7 Cress Farm, 20 Lewes Road.
UCK10 Uckfield Police Station
UCK 9 Selby Meadow
UCK 11 Whitehouse farm

- Spatial strategy does not demonstrate the exceptional circumstances national policy has been applied to allow for reducing housing targets.
- Do not support Spatial Options 3 and 4.
- Disagree with SA methodology
- Request new policies on: Housing - Brownfield first; Hamlets; Settlement Green Gaps; Local green Spaces; 50m buffers for Ancient Woodland.

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21. Wadhurst Parish Council

Disagree with assessment for sites:

584/3330 Land adjacent to Jonas Drive, Wadhurst

694/3330 Land at Windmill Lane, Wadhurst

- Consultation inadequate
- Disagree with Spatial Strategy – does not meet housing/employment need.
- Land at TW is not sustainable because of sensitivity of HWNL
- Water stress/sewage capacity
- Increase in carbon emissions
- Importance of brownfield land.

22. Warbleton Parish Council

- Over development of rural areas – should be a new town
- Inadequate infrastructure.

23. Wartling Parish Council

- Scale and distribution of development
- Infrastructure capacity
- Transport and accessibility
- Environmental and Landscape constraints
- Need for meaningful engagement.

24. Willingdon and Jevington Parish Council

- Disagree with proposed development (WIL1 Mornings Mill Farm)
- Transport and accessibility
- Water and sewerage.

25. Withyham Parish Council

- Concerned about proposed development in Little Wold
- Importance of protection of HWNL
- Infrastructure capacity.

APPENDIX 4: LOCAL PLAN POLICIES

Policy	Title
SPATIAL STRATEGY	
SS1	Spatial Strategy for Wealden
SS2	Provision of Homes
SS3	Gypsy, Traveller and Travelling Showpeople - Accommodation Needs
SS4	Retail Provision and Town Centres
SS5	Provision of Employment Floorspace
SS6	Strategic Employment Allocations
SS7	Ensuring Comprehensive Development and Housing Delivery
SS8	Responding to Climate Change
SS9	Health and Wellbeing
SS10	Green Infrastructure
CLIMATE CHANGE	
CC1	Net Zero Development Standards
CC2	Reducing Energy Consumption in Existing Buildings
CC3	Sustainable Design and Construction
CC4	Carbon sequestration
CC5	Renewable and Low Carbon Energy
CC6	Water Efficiency
CC7	Managing Flood Risk
CC8	Sustainable Drainage / Pevensey Levels
DESIGN	
DE1	Achieving well-designed and high-quality places
DE2	Masterplans and Design Codes
DE3	Spaces for people, nature and public realm
DE4	Shop Fronts and Advertisements
ECONOMY & EMPLOYMENT	
EC1	Sustainable Economic Prosperity and Investment
EC2	Existing Strategic Employment Sites
EC3	Retention and / or Loss of Non-Strategic Employment Sites, Premises or Floorspace
EC4	Rural Economy
EC5	Equestrian Development
EC6	Tourism Facilities and Attractions
EC7	Visitor Accommodation
EC8	Retention of Sites in Economic or Tourism Use and Community Facilities

Policy	Title
HISTORIC ENVIRONMENT	
HE1	Conservation, Protection and Enhancement of the Historic Environment
HE2	Conservation Areas
HE3	Enabling Development
HE4	Historic Parks and Gardens
HE5	Archaeology
HE6	Climate Change and the Historic Environment
HE7	Change of use or Loss of Heritage Assets
HOUSING	
HO1	Housing Type and Mix
HO2	Density
HO3	Brownfield Land
HO4	Small and Medium Sized Housing Sites
HO5	Self-Build and Custom Housebuilding
HO6	Houses in Multiple Occupancy (HMOs) and Subdivision of Existing Dwellings
HO7	Rural Exception Sites to meet Local Housing Need
HO8	Affordable Housing
HO9	Gypsy, Traveller and Travelling Showpeople – Site Criteria
HO10	Gypsy, Traveller and Travelling Showpeople – Safeguarding Sites
HO11	Specialist Housing for Older and Vulnerable People
HO12	Residential Accessibility Standards
HO13	Internal Residential Space Standards for New Dwellings
HO14	Rural Workers Accommodation
HO15	Conversion of Rural Buildings to a Residential Use
HO16	Park Homes and Residential Caravan Sites
HO17	Replacement Dwellings in the Countryside
HO18	Extensions and Alterations to Existing Dwellings, Outbuildings & Annexes
HO19	Extensions to Residential Gardens
INFRASTRUCTURE	
INF1	Infrastructure provision, delivery, and funding
INF2	Sustainable transport and active travel
INF3	Parking provision
INF4	Utilities

Policy	Title
INF5	Safeguarding of Infrastructure
INF6	Digital and Communication Infrastructure
INF7	Local services and Community Facilities
INF8	Open space, sports and recreation provision
INF9	King Charles III England Coast Path (KCIIIECP)
NATURAL ENVIRONMENT	
NE1	Biodiversity, Geodiversity and Nature Recovery
NE2	Biodiversity Net Gain
NE3	Woodland, trees and hedgerows
NE4	Ancient Woodland and Veteran Trees
NE5	Ashdown Forest SPA and SAC
NE6	Landscape character
NE7	The High Weald National Landscape
NE8	Setting of the South Downs National Park
NE9	Agricultural Land
NE10	Light pollution and dark skies
NE11	Noise pollution
NE12	Air quality
NE13	Water Environment and Water Infrastructure
NE14	Contaminated Land and Land Stability
TOWN CENTRES	
TC1	District, Service and Local Centre Hierarchy and ‘Town Centre’ First Principles
TC2	Sequential and Local Impact Test
TC3	Primary Shopping Areas
TC4	Gardens Centres