



47 Denmans Lane  
Lindfield  
Haywards Heath  
West Sussex  
RH16 2JN

To: SDNPA

**Submitted via e-mail FAO Stella New**

17<sup>th</sup> September 2020

Dear Sir,

**SDNP/19/01833/FUL Firle Place Riding School Change of use to wedding and filming**

Thank you for re-contacting Sussex Gardens Trust (SGT) regarding the revised plans for the above planning application. SGT is a member of the Gardens Trust (GT) a national statutory consultee), and works closely with the GT on planning matters. Representatives of SGT have carefully studied the revised documents submitted with the application. The site lies within the boundary of Firle Place, a Grade II Registered Park and Garden.

The Planning Portal includes two parking layout plans and three documents described variously as parking “Heirarchy” or “Justification”. Adding to the potential confusion, in the earlier version, area “A” is the area in front of Firle Place, while in the latest plan area “A” is the area in front of the pond. To make our comments unambiguous, the text below doesn’t use the label “Area A” but instead describe the areas in words and also shows a full reference to the documents referred to.

### **Original Plans**

Re earlier plans and in particular a document published on the Portal on 7<sup>th</sup> July with a title “Planning Hierarchy Rationale” (although the body of the document itself uses a title “Planning Hierarchy – supplementary statement”). This plan showed the area in front of Firle Place as the preferred area for parking. In our letter of 19<sup>th</sup> July SGT raised an objection to the planning application because the Trust *“is not satisfied with the justification for further increased parking activity in the visually sensitive parkland location immediately in front of the house and its formal gardens”*.

[information@sussexgardenstrust.org.uk](mailto:information@sussexgardenstrust.org.uk)

[www.sussexgardenstrust.org.uk](http://www.sussexgardenstrust.org.uk)

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### **Latest Revised Plans**

Re latest plans and in particular a document published on the Portal on 11<sup>th</sup> Sep with a title “Planning Hierarchy” (although the body of the document itself uses a title “Planning Hierarchy – supplementary statement” with a note “Revised Aug 2020”). In this plan, the preferred area for parking is shown as the area adjacent to pond and the area in front of Firle Place is no longer the preferred area.

SGT considers occasional parking for the proposed wedding venue in this area adjacent to the pond is preferable to the previously proposed parking location in front of the house. The likely visual impact of parking adjacent to the pond is accepted as low to moderate having regard to the location, its continued parkland appearance and the occasional use only.

### **Conclusion**

On this basis, and subject to a planning condition that ensures the protection and sympathetic management of the landscape character of the agreed parking area and its use restricted to no more than 30 vehicles, then the Sussex Gardens Trust is content to withdraw its objection to this application.

Yours faithfully

Jim Stockwell  
On behalf of the Sussex Gardens Trust.  
CC: The Gardens Trust