

Day 1 Issue 6

Regarding the employment land at New Monks Farm and Shoreham Airport, can the Council agree with the site promoters revised wording allowing some flexibility e.g. 'at least' or 'a minimum of' 10,000sqm and 15,000sqm?

The Council has agreed that the employment floorspace allocations in policies 4 (Planning for Economic Growth), 5 (New Monks Farm), 7 (Shoreham Airport) and 8 (Shoreham Harbour) should be expressed as minimum figures to allow a degree of flexibility for the allocations. However, it should be noted that any planning applications for these sites will also be assessed in relation to other policies within the Local Plan including policies relating to flood risk and landscape issues.

The aforementioned policies and supporting text will be amended as shown below. (Deleted text is shown as ~~struck through~~ and additional text **shown in bold and underlined.**)

Policy 4: Planning for Economic Growth

To facilitate regeneration and ensure a sustainable economy, a ~~total~~ **minimum** of ~~approximately~~ 41,000 square metres of land will be allocated for appropriate employment generating uses in Adur up to 2031 at the following locations:

- Shoreham Airport (~~approximately~~ **a minimum of** 15,000 sqm)
- New Monks Farm (~~approximately~~ **a minimum of** 10,000sqm)
- Shoreham Harbour Regeneration Area (~~approximately~~ **a minimum of** 16,000 sqm within Adur)

New Monks Farm

Supporting text:

2.46 This is a large site which can incorporate a mix of uses, including employment-generating floorspace (~~approximately~~ **a minimum of** 10,000 sqm),...

Policy 5: New Monks Farm, Lancing:

...

- ~~Approximately~~ **A minimum of** 10,000sqm of appropriate employment-generating floorspace.

...

Shoreham Airport

Supporting text:

- 2.76 On the basis of recent landscape and capacity work as well as further consideration of operational issues at the Airport, the Council considers that there is potential to provide ~~approximately~~ **a minimum of** 15,000 sqm of employment generating floorspace in the north east corner of the airport without significant impacts on the open character of the area between Shoreham and Lancing and key views to and from the South Downs National Park, as well as Airport operations...
- 2.80 ...This change will facilitate the allocation of ~~approximately~~ **a minimum of** 15,000 sqm of employment floorspace at Shoreham Airport to be constructed....

Policy 7: Shoreham Airport

~~Approximately~~ **A minimum of** 15,000 sqm of new employment generating floorspace (both aviation and non-aviation related), including a mix of B1 (business), B2 (general industry) and B8 (storage) / hangar uses, will be provided on the north-eastern side of the Airport.

Shoreham Harbour Regeneration Area

Supporting text:

- 2.86 ...Approximately 1,100 new dwellings and **a minimum of** 16,000 sqm of employment generating uses are promoted within the Shoreham Harbour Regeneration Area within Adur District during the plan period to 2031...

Policy 8: Shoreham Harbour Regeneration Area

~~...A total of approximately~~ **minimum of** 16,000 sqm of employment generating uses (including B1 uses) will also be provided up to 2031...