

Mr Andrew Frost  
Chichester District Council  
East Pallant House  
Chichester  
West Sussex  
PO19 1TY

By Email

13 June 2022



Dear Mr Frost

**NEW VILLAGE PROPOSAL FOR RICKMAN'S GREEN AT CROUCHLANDS FARM, RICKMAN'S LANE, PLAISTOW RH14 0LE**

On behalf of Artemis Land and Agriculture Ltd, we wanted to let you know about the proposal for a new village, including a new primary school, on part of Crouchlands Farm.

As you will know, Chichester District Council has been preparing a new Local Plan to replace the existing one that is out-of-date. There is an agreed need of at least 12,122 homes (638 per annum) in the District between 2016-2035 (the Local Plan period), and as part of the assessments involved with the production of the new Local Plan, a number of existing infrastructure problems have been discovered in the south of the District, relating to highways (specifically the A27) and wastewater treatment. The Council is therefore looking to the north of the District for new housing, where Crouchlands is located.

Crouchlands Farm has already been identified by and within the Council's Housing and Economic Land Availability Assessment as being suitable for the delivery of 600 homes (as well as commercial and tourism uses). It is within this context that discussions are ongoing with the Council and West Sussex County Council regarding a proposal for a new village of up to 600 new homes and education provision, including a new primary school (under the auspices of West Sussex County Council), at Crouchlands Farm. The new village is being promoted through an allocation in the new Local Plan, and alongside this, two planning applications are currently being prepared: a full application for 125 homes, and an outline application for 475 homes. These applications will sit alongside the 'Whole Farm Plan' application submitted by Artemis, acting as a ready-made centre for the new high-quality, well-planned and sustainable settlement. As part of this process, an Environmental Impact Assessment Scoping request will soon be submitted to the Council.

We would like to invite you to a meeting with Artemis and DLBP Ltd, either in-person, or via Teams or Zoom, to present the proposal and answer any questions you may have. Please do contact me on 020 3713 8500 or at [amypaterson@dlbp.uk](mailto:amypaterson@dlbp.uk) if this is something you would be interested in.

Yours sincerely



**AMY PATERSON**

On behalf of DLBP Ltd