

**From:** Jeremy Hill [Jeremy.Hill@goodwood.com](mailto:Jeremy.Hill@goodwood.com)  
**Subject:** RE: Boxgrove Neighbourhood Plan  
**Date:** 25 January 2016 at 10:51  
**To:** Maureen Chaffe [processmatters2@gmail.com](mailto:processmatters2@gmail.com)  
**Cc:** Nick Guildford [nick.guildford@torltd.co.uk](mailto:nick.guildford@torltd.co.uk), Keith Arnott [KArnott@savills.com](mailto:KArnott@savills.com), David Leah [leahdr@btopenworld.com](mailto:leahdr@btopenworld.com)

JH

Dear Maureen

Thank you for the feedback, we are pleased to hear that the proposed highways improvement option has proven popular.

At this stage, we would reiterate our support for the proposed safety improvements, however again would like to highlight that housing numbers would need to be set at a level to ensure that any residential development scheme was commercially viable, and as a consequence the safety improvements deliverable. As detailed in my previous letter should this be the case, the Estate would be willing to make further areas of land available to ensure that a sufficient quantum of development exists to deliver the desired safety improvements.

Kind regards

Jeremy

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Jeremy Hill  
Land Agent  
Goodwood, Chichester, West Sussex PO18 0PX  
T: 01243 755043 (Ext.1131) M: 07580 976 413



23 - 26 JUNE 2016



26 - 30 JULY 2016



9 - 11 SEPTEMBER 2016

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**From:** Maureen Chaffe [<mailto:processmatters2@gmail.com>]  
**Sent:** 21 January 2016 09:27  
**To:** Jeremy Hill <[Jeremy.Hill@goodwood.com](mailto:Jeremy.Hill@goodwood.com)>  
**Cc:** Nick Guildford <[nick.guildford@torltd.co.uk](mailto:nick.guildford@torltd.co.uk)>; Keith Arnott <[KArnott@savills.com](mailto:KArnott@savills.com)>; David Leah <[leahdr@btopenworld.com](mailto:leahdr@btopenworld.com)>  
**Subject:** Re: Boxgrove Neighbourhood Plan

Hi Jeremy, thank you we had a good event with a lot of interest from residents and some informed debate.

There was a very clear outcome which is for 25 units at Halnaker Crossing as we had proposed to you in our original contact. There was no support for the larger site area put forward in your SHLAA response and a very definite opposition to the Priors Acre Site.

How would you suggest we proceed now?

Regards

On 21 Jan 2016, at 09:22, Jeremy Hill <[Jeremy.Hill@goodwood.com](mailto:Jeremy.Hill@goodwood.com)> wrote:

Dear Maureen

I hope you are well and trust that the consultation went well last Thursday.

I wonder if you have an initial feedback following the event?

Kind regards

Jeremy

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Jeremy Hill  
Land Agent  
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**From:** Jeremy Hill  
**Sent:** 13 January 2016 16:09  
**To:** 'Maureen Chaffe' <[processmatters2@gmail.com](mailto:processmatters2@gmail.com)>  
**Cc:** Keith Arnott <[KArnott@savills.com](mailto:KArnott@savills.com)>; Haydn Morris <[haydn.morris@torltd.co.uk](mailto:haydn.morris@torltd.co.uk)>  
**Subject:** RE: Boxgrove Neighbourhood Plan

Dear Maureen

Thank you again to the representatives of the Boxgrove Neighbourhood Plan Team and yourself for coming in to see us in relation to the Parish's emerging Neighbourhood Plan. As promised, attached is a letter setting out the Estate's support in principle for the proposed highway improvement works. A hard copy of this has also been issued by post.

Having now taken further instructions on the matter we do not wish to make the area of land behind the flint wall adjacent to Park Lane available for development at this stage. As you will see on the attached plan however we have included the additional area labelled B which we would be willing to make available, as discussed at the meeting.

Sadly due to time constraints we have not been able to conduct a comprehensive review of the working draft Neighbourhood Plan which you kindly forwarded, however we are grateful of the opportunity to have had early sight of it.

In the context of Redvins Barns and Home Farm and as discussed at the meeting, we do not have any significant concerns regarding the wording of the draft policies related to employment and enterprise, but would of course reserve the right to comment when the document is subject to formal consultation in due course. We understand that it is intended that these sites will be included on Map B (Major Employment Sites Map). The Estate supports the desire of the Neighbourhood Plan Team to allocate these areas for an appropriate alternative use, be this for Estate or a third party use.

Finally with regard to Estate workers housing and as explained at our meeting, the Estate has always placed great importance on looking after its staff and ensuring that those living and working on the Estate have a good quality of life and a degree of stability. This goes back to the 6<sup>th</sup> Duke of Richmond (1818-1903) who financed the construction of houses and cottages for his Estate workers, some of which are still let today at a rate below normal market rents.

The Estate is currently reviewing existing and future needs in this regard but given the

nature of this type of housing requirement it is hoped that should such housing be brought forward it would be in addition to the minimum number required through the recently adopted Chichester Local Plan: Key Policies 2014-2029. The Estate would welcome some form of policy reference within the Neighbourhood Plan to such provision. We welcomed the support that was shown by representatives of the Neighbourhood Plan Team for the provision of this type of housing within the parish and hope that some form of policy reference within the Neighbourhood Plan could be made for such a provision.

I trust that the above and attached accurately reflect the discussions at our meeting and I hope that the consultation event goes well.

Kind regards

Jeremy

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Jeremy Hill  
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**From:** Maureen Chaffe [<mailto:processmatters2@gmail.com>]

**Sent:** 06 January 2016 15:16

**To:** Jeremy Hill <[Jeremy.Hill@goodwood.com](mailto:Jeremy.Hill@goodwood.com)>

**Cc:** David Leah <[leahdr@btopenworld.com](mailto:leahdr@btopenworld.com)>

**Subject:** Boxgrove Neighbourhood Plan

Dear Jeremy,

Thank you for a very useful meeting today. It has helped us to move the project forward.

As discussed, please find attached a draft of the NP. Any comments you may have would be appreciated. Obviously a lot could change after we have had the public response and the housing site allocations will need to be added.

Yours sincerely

Maureen Chaffe

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