

# Ashurst Wood Village Council

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## Pre-Application Meetings with Developers Guidance for Councillors and Developers

The local planning authority is Mid Sussex District Council (MSDC). It determines all planning applications for the area. The Village Council is a statutory consultee and makes a recommendation to MSDC as to how it considers the application should be decided. The recommendation is based on the Village Council's local knowledge and perspective and on material planning considerations. The Village Council's recommendation will be decided at a Planning Committee meeting, held in public.

The Localism Act makes it clear the Councillors should be able to play an active role in local discussions, without being open to legal challenge. When meeting with developers, Councillors are reminded of the need to follow the Council's adopted Code of Conduct and the importance of not predetermining an application before it is discussed at a Planning Committee meeting.

Therefore, developers are advised that Councillors will be happy to listen to their proposals and point out any issues they consider to be relevant, however any views they may express about the matter will be preliminary only and they will approach the decision at the Planning Committee meeting with an open mind when in receipt of all relevant information.

If a site is allocated on the Neighbourhood Plan, the principle of development has been established. However, the applicant will need to apply to MSDC for planning permission and will need to show compliance with all policies in the Neighbourhood Plan as well as district and national policies.

The Village Council will advise prospective developers to engage with neighbours and other members of the community before submitting an application.