

Compliance with the principles of Section 11 of the National Planning Policy Framework and Policies 5, 13 and 16 of the Worthing Core Strategy (2011), which previously guided development up to 2026, now superseded and replaced by the adopted Worthing Local Plan.

National Planning Policy Framework – Section 11 (Making Effective Use of Land)

Section 11 encourages the effective use of land while balancing economic, social and environmental objectives. The application site has remained unused and overgrown for many decades and currently provides little public benefit. The proposal seeks to regenerate previously unused land and bring it into active, managed use for the benefit of the community through seasonal use.

The development does not involve permanent residential or commercial buildings and retains the site's predominantly open character. The proposal therefore represents an efficient and sustainable use of land that delivers significant community, recreational and environmental benefits.

Worthing Core Strategy Policy 5 – Presumption in Favour of Sustainable Development

The proposal accords with the principles of sustainable development by delivering benefits across all three dimensions of sustainability:

- Social benefits: provision of an accessible community green space supporting health, wellbeing and recreational activities.
- Economic benefits: support for local tourism, increased visitor spending and opportunities for Sussex-based businesses and suppliers.
- Environmental benefits: regeneration of neglected land, retention and enhancement of biodiversity areas, additional planting and a commitment to progressively increase renewable energy use.

The proposal therefore contributes positively to the social, economic and environmental objectives of sustainable development.

Worthing Core Strategy Policy 13 – The Natural Environment and Green Infrastructure

The application retains the vast majority of the site as open green space and includes areas specifically managed for biodiversity enhancement. Additional planting and habitat retention will increase ecological value compared with the site's previous unmanaged condition.

The proposal also improves public access to open space and promotes health and wellbeing by providing opportunities for outdoor recreation and community use while maintaining the site's open and landscaped appearance.

Worthing Core Strategy Policy 16 – Sustainable Communities

The proposal supports the creation of a sustainable and inclusive community facility by providing a safe, accessible and attractive environment for residents and visitors. The scheme includes facilities such as toilets, baby-changing facilities and a publicly accessible defibrillator, together with parking arrangements agreed in principle with Sussex Police and the Council's Licensing Department.

The proposal will encourage healthy outdoor activity, strengthen the local economy by promoting local businesses and create a managed community space that can be enjoyed by residents and visitors alike.

Overall, the proposal represents the regeneration of long-neglected land into a seasonal community facility that delivers clear social, environmental and economic benefits and is consistent with the objectives of both the National Planning Policy Framework and the Worthing Core Strategy.