

**Appeal Reference: 6002030**

**Land East of Ansty, Cuckfield Bypass, Cuckfield, West Sussex, RH17 5AG**

**Draft Programme v1**

All timings and session content are indicative, predominantly based on timings provided by the main parties. Further programmes may be issued prior to and during the inquiry.

Where longer sessions of 2 – 2.5 hours are shown, there will be breaks at suitable points in the evidence.

**Week 1**

**Day 1 - Tuesday 9 June 2026**

**Session 1 (1000 - 1130)**

- Inspector's opening
- Appellant's opening submissions
- Council's opening submissions
- The Parish Councils' opening submissions

**Session 2 (1145 - 1315)**

- Interested parties

**Session 3 (1415 - 1545)**

- Interested parties

**Session 4 (1600 - 1700)**

- Question and answer session with Mr Stevens, the appellant's highways/sustainability witness. This session relates only to highway capacity and safety.

**Session 5 (1800 – 1930)**

- Interested parties – please arrive promptly at 1800. Once the last interested party in attendance has spoken, this session may finish before 1930 if there are no further speakers.

## **Day 2 - Wednesday 10 June 2026**

### **Session 6 (0930 – 1100)**

- Evidence in chief for the Parish Councils' highways/sustainability witness, David Lewis
- Cross-examination of the Parish Councils' highways/sustainability witness, David Lewis

### **Session 7 (1115 – 1315)**

- Cross-examination of the Parish Councils' highways/sustainability witness, David Lewis
- Questions for the Parish Councils' highways/sustainability witness, David Lewis
- Re-examination of the Parish Councils' highways/sustainability witness, David Lewis

### **Session 8 (1415 - 1615)**

- Evidence in chief for the Appellant's highways/sustainability witness, Matt Stevens

## **Day 3 - Thursday 11 June 2026**

### **Session 9 (0930 - 1130)**

- Cross-examination of the Appellant's highways/sustainability witness, Matt Stevens
- Questions for the Appellant's highways/sustainability witness, Matt Stevens
- Re-examination of the Appellant's highways/sustainability witness, Matt Stevens

### **Session 10 (1145 – 1230)**

- Evidence in chief for the Council's planning policy witness, Chloe Salisbury

### **Session 11 (1330 – 1500)**

- Cross-examination of the Council's planning policy witness, Chloe Salisbury

### **Session 12 (1515 – 1630)**

- Cross-examination of the Council's planning policy witness, Chloe Salisbury
- Questions for the Council's planning policy witness, Chloe Salisbury

- Re-examination of the Council's planning policy witness, Chloe Salisbury

#### **Day 4 – Friday 12 June 2026**

##### **Session 13 (0930 – 1045)**

- Initial round table discussion on conditions

##### **Session 14 (1100 – 1230)**

- Initial round table discussion on planning obligations

**No inquiry sessions on the afternoon of Friday 12 June 2026**

#### **Week 2**

#### **Day 5 – Tuesday 16 June 2026**

##### **Session 15 (0930 – 1100)**

- Evidence in chief for the Council's landscape witness, Josh Peacock
- Cross-examination of the Council's landscape witness, Josh Peacock

##### **Session 16 (1115 – 1315)**

- Cross-examination of the Council's landscape witness, Josh Peacock
- Questions for the Council's landscape witness, Josh Peacock
- Re-examination of the Council's landscape witness, Josh Peacock

##### **Session 17 (1415 – 1615)**

- Evidence in chief for the Parish Councils' landscape witness, Louise Hooper
- Cross-examination of the Parish Councils' landscape witness, Louise Hooper
- Questions for the Parish Councils' landscape witness, Louise Hooper
- Re-examination of the Parish Councils' landscape witness, Louise Hooper

#### **Day 6 – Wednesday 17 June 2026**

##### **Session 18 (0930 - 1200)**

- Evidence in chief for the Appellant's landscape witness, Clare Brockhurst

##### **Session 19 (1300 – 1430)**

- Cross-examination of the Appellant's landscape witness, Clare Brockhurst

### **Session 20 (1445 – 1615)**

- Cross-examination of the Appellant's landscape witness, Clare Brockhurst
- Questions for the Appellant's landscape witness, Clare Brockhurst
- Re-examination of the Appellant's landscape witness, Clare Brockhurst

### **Day 7 – Thursday 18 June 2026**

#### **Session 21 (0930 - 1100)**

- Evidence in chief for the Council's planning witness, Philippa Jarvis
- Cross-examination of the Council's planning witness, Philippa Jarvis

#### **Session 22 (1115 – 1315)**

- Cross-examination of the Council's planning witness, Philippa Jarvis
- Questions for the Council's planning witness, Philippa Jarvis
- Re-examination of the Council's planning witness, Philippa Jarvis

#### **Session 23 (1415 – 1615)**

- Evidence in chief for the Parish Councils' planning witness, Mark Connell
- Cross-examination of the Parish Councils' planning witness, Mark Connell
- Questions for the Parish Councils' planning witness, Mark Connell
- Re-examination of the Parish Councils' planning witness, Mark Connell

### **Day 8 – Friday 19 June 2026**

#### **Session 24 (0930 - 1200)**

- Evidence in chief for the Appellant's planning witness, Steven Brown

#### **Session 25 (1300 – 1430)**

- Cross-examination of the Appellant's planning witness, Steven Brown

#### **Session 26 (1445 - 1645)**

- Cross-examination of the Appellant's planning witness, Steven Brown
- Questions for the Appellant's planning witness, Steven Brown
- Re-examination of the Appellant's planning witness, Steven Brown

## **Week 3**

### **Day 9 – Tuesday 23 June 2026**

#### **Session 27 (0930 - 1030)**

- Second round table discussion on conditions and planning obligations, if necessary

#### **1100 onwards**

- Site visit – this may be accompanied by the main parties. This will be discussed during my opening on day 1.

### **Day 10 – Wednesday 24 June 2026**

#### **Session 28 (0930 - 1030)**

- Closing submissions by the Parish Councils

#### **Session 29 (1045 - 1145)**

- Closing submissions by the Council

#### **Session 30 (1200 - 1330)**

- Closing submissions by the Appellant
- Costs

**Days 11 – 13 (25, 26 and 29 June 2026) should all be held as reserve days for the time-being**