



HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Development Control
FROM:	Environmental Health and Licensing
REFERENCE:	DC/25/1439
LOCATION:	Lower Perryland Farm, Basing Hill Access Road, Dial Post, West Sussex, RH13 8NT
DESCRIPTION:	Demolition of existing agricultural barns and erection of 3no. residential dwellings, with associated car ports, landscaping and parking.
RECOMMENDATION:	Further information required
MAIN COMMENTS: Land Contamination <p>We note that the following documents have been provided in support of the application:</p> <ul style="list-style-type: none">• Onyx Geo Consulting Ltd Phase I Desk Study dated 14 April 2025• Onyx Geo Consulting Ltd Phase II Site Investigation report dated 30 May 2025• Onyx Geo Consulting Ltd Remediation Strategy dated 17 June 2025 <ol style="list-style-type: none">1. From reviewing the above we note that the commentary and figures in all three are based on a previous scheme on the site.2. Given the above we ask therefore that the Phase 1 Desk Study is updated so it is based on the current scheme which this application seeks permission for.3. From reviewing the site investigation and remediation strategy further site investigation works and an updated remediation strategy are required. We are however happy to request this through conditions, once we are satisfied that an up-to-date and relevant Phase I Desk Study has been submitted in support of the application. Construction Phase <p>During site clearance, preparation and construction there is the potential for local residents to experience adverse impacts from noise, dust and construction traffic movements. These should be minimised and controlled by the developer and a construction environmental management (CEMP) plan will be recommended as a condition, once we are satisfied that the above matter has been addressed.</p>	
Suggested Conditions N/A	

NAME:	Kevin Beer
DEPARTMENT:	Environmental Health and Licensing
DATE:	10/10/2025