



From: Planning@horsham.gov.uk
Sent: 22 November 2025 09:50
To: Planning
Subject: Comments for Planning Application DC/25/1584

Categories: Comments Received

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 22/11/2025 9:49 AM.

Application Summary

Address:	Barnards Nursery Rock Road Washington West Sussex
Proposal:	Permission in Principle for the demolition of existing structures / buildings and erection of up to 4no. dwellings.
Case Officer:	Daniel Holmes

[Click for further information](#)

Customer Details

Address:	Muttons Farm Muttons Lane Ashington
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Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Loss of General Amenity - Overdevelopment - Privacy Light and Noise - Trees and Landscaping
Comments:	Subject: Planning Application DC/25/1584 I am writing to strongly object to the above planning application for the proposed construction of four additional dwellings on a plot that already accommodates two extensively extended properties on Rock Road. This runs closely to a Public Footpath which has been extensively impacted by the development of two bungalows over the last year. There has already been extensive removal of trees with the area unrecognisable. A beautiful rural walk spoilt through the development in this area, impacting the wildlife that was a regular sight on this walk: a variety of birds, kites, buzzards, woodpeckers a regular sight. And on an evening stroll with the dogs : foxes, bats, deer [REDACTED] a regular sight.

The local neighbours must be devastated, with this loss and disruption to the enjoyment of their homes.

I believe that this is overdevelopment of a small rural location in the Washington area in a location not identified on the Local Plan. Not even the local Parish council can see the need!

Additional concerns are access along Rock Road. This is already a very busy road often used as a cut through to avoid the A283 traffic. Rock Road currently has a speed limit of 50mph - far too fast for those of us who live in the area, who enjoy walks, bike rides and for the local horse riding community. What is more the access is on a corner near a brow of a hill where there is no footpath or street lighting. Access to local schools is along a 50 mph road, that the local children attending the local schools are expected to walk along. There is also a lack of essential amenities - shops, doctors, encouraging the use of vehicles in what is already a busy location. This does not support sustainability at all.

Our beautiful Rock Road location falls under the dark skies initiative, which limits the light and noise and I feel that this additional housing will further affect the pollution in this area. Also sitting just outside the South Downs National Park, I strongly believe this area should be protected, not further eroded, given its ecological and scenic value.

I feel this proposal is overdevelopment and not in keeping with the local area. I would welcome the opportunity to walk this beautiful footpath and point out what has already been lost, without further development.

I hope that this development is declined in entirety.

Thank you.

Kind regards

Telephone:

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