

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 04 September 2025 11:50:05 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/25/1155
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 04/09/2025 11:50 AM.

Application Summary

Address:	Land East of Tilletts Lane Warnham
Proposal:	Erection of 59 dwellings with associated open space, landscaping, parking, access, and drainage infrastructure.
Case Officer:	Nicola Pettifer

[Click for further information](#)

Customer Details

Address:	School House School Hill Horsham
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Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Highway Access and Parking
Comments:	Having lived in School Hill for the last few years and previously in Northlands Road, we have seen a huge increase in traffic using Knob Hill as a cut through. Cars regularly speed, resulting in a high risk of accidents especially on the bends. The development is proposing entry from a bend on Knob Hill, this is a blind spot if accessing down the hill, therefore increasing accident risk highly for vehicles and pedestrians. Many pedestrians, families and dog walkers use this footpath at present, we are unsure how a road and a path for pedestrians can be accommodated safely.

The increase in traffic, especially construction vehicles will have a huge impact on School Hill at the Knob Hill junction. Lighting and noise pollution in a very quiet, peaceful area of conservation.

The only feasible construction route is via the A24 / School Hill junction, which is geometrically inadequate for HGV manoeuvres. This will create obstruction, congestion and visibility hazards, particularly for vehicles exiting School Hill. Under Section 39 of the Road Traffic Act 1988, the local highway authority has a duty to take steps to reduce accidents.

The access lies within/adjacent to the conservation area. Under Section 72 of the Planning (Listed Buildings and Conservation Areas) Act 1990, HDC must pay "special attention to the desirability of preserving or enhancing" the character of the area.

We wholeheartedly reject to the current access plan.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**

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