



Horsham District Council
Parkside
Chart Way
Horsham
West Sussex
RH12 1RL

Your ref
DC/25/1312

Our ref
DSA000047228

Date
2nd October 2025

Contact
Tel 0330 303 0119

Dear Sir/Madam,

Proposal: Hybrid planning application (part outline and part full planning application) for a phased, mixed use development comprising: A full element covering enabling infrastructure including the Crawley Western Multi-Modal Corridor (Phase 1, including access from Charlwood Road and crossing points) and access infrastructure to enable servicing and delivery of secondary school site and future development, including access to Rusper Road, supported by associated infrastructure, utilities and works, alongside: An outline element (with all matters reserved) including up to 3,000 residential homes (Class C2 and C3), commercial, business and service (Class E), general industrial (Class B2), storage or distribution (Class B8), hotel (Class C1), community and education facilities (Use Classes F1 and F2), gypsy and traveller pitches (sui generis), public open space with sports pitches, recreation, play and ancillary facilities, landscaping, water abstraction boreholes and associated infrastructure, utilities and works, including pedestrian and cycle routes and enabling demolition. This hybrid planning application is for a phased development intended to be capable of coming forward in distinct and separable phases and/or plots in a severable way.

Site: Land West of Ifield Charlwood Road Ifield West Sussex, RH11 0JY

Thank you for your correspondence dated 0th September 2025. Please see our comments below regarding the above planning consultation application.

Development Site is not within Southern Water's Foul/ Surface Water Drainage Supply Area

The development site is not located within Southern Water's statutory area for waste/surface water drainage services. Please contact Thames Water who are the relevant statutory undertaker.

We have completed a Water capacity check and can confirm we can provide water supply for this site as detailed below.



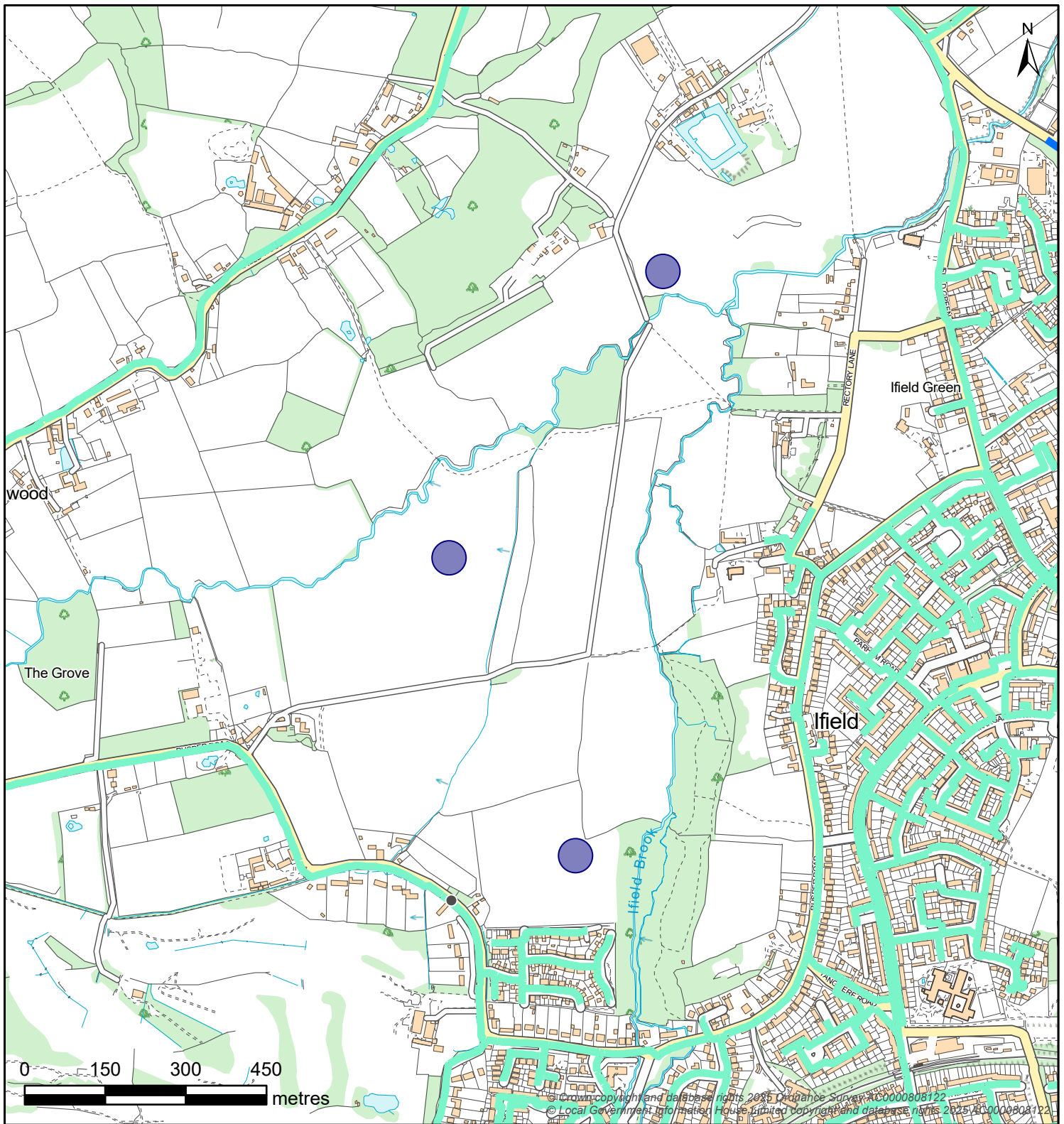
Preferred point of connection - 200 mm PVC on Peverel Road - Grid Reference: 523768, 137248

Water Demand Rate - 23.65 l/s

For further advice, please contact Southern Water, Southern House, Yeoman Road, Worthing, West Sussex, BN13 3NX (Tel: 0330 303 0119).

Website: southernwater.co.uk or by email at: SouthernWaterPlanning@southernwater.co.uk

Yours faithfully,
Future Growth Planning Team
southernwater.co.uk/developing-building/planning-your-development



Controllable Valve			Flow Control			Inlet-Outfall			
Damboards	Penstock	Valve	Anti Flood Device	Pumped Anti Flood Device	Reflux Valve	Inlet	Outfall		
Manhole									
BIF Bifurcation	Cascade	CP Catchpit	Head Of Public Sewer	IC Interceptor Chamber	Manhole	S Soakaway	WO Washout		
Outfall Headworks		Overflow Chamber		Pipe Bridge		Pumping Station			
Outfall Headworks	CSO Combined Sewer Overflow	EMO Emergency Overflow	Pipe Bridge	Micro Pumping Station	Pumping Station				
Sewer Level Monitor		Storage		Treatment Works		Weir			
Sewer Level Monitor	Storm Tank	Tidal Storage Tank	Treatment Works	Weir	Wastewater Site				
Wastewater Pipe				Wastewater Use		Developer Services			
Culverted Water Course	Syphon	Foul	Combined	Build Over Agreement	Section 104				
Drain	Tank Sewer	Sludge	Treated Effluent	Wastewater Area					
Outfall	Trunk Sewer	Surface Water	Private						
Overflow	Vacuum Main			Catchment					
Rising Main	Decommissioned Pipe			Sub-Catchment					
Sewer									

Map Title: SW Print

Printed By: Anne.McFarlane2

Date Printed: 15/09/2025

Map Scale: 10000

The information provided is believed to be correct but is provided on an 'as is' basis and without any warranty or condition express or implied, statutory or otherwise as to its quality or fitness for purpose. Actual positions of assets should always be determined on site.

