

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 08 October 2025 09:41:41 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/25/1356
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 08/10/2025 9:41 AM.

Application Summary

Address:	Crosswinds Hampers Lane Storrington West Sussex RH20 3HZ
Proposal:	Demolition of existing bungalow and erection of two detached dwellings and associated garages
Case Officer:	Shazia Penne

[Click for further information](#)

Customer Details

Address:	The Mandarin Badgers Holt Storrington
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Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	<ul style="list-style-type: none">- Design- Loss of General Amenity- Privacy Light and Noise- Trees and Landscaping
Comments:	Re: Objection to Planning application DC/25/1356 Crosswinds, Hampers Lane, Storrington, West Sussex, RH20 3HZ

Dear Sirs,

I am writing to object to the above planning application on the following material planning grounds, referencing relevant Horsham District Council policies and guidance:

1. Loss of Privacy & Overlooking (HDPF Policy 32 - The Quality of New Development; Policy 33 - Development Principles)The proposed dwellings, in an elevated position, will directly overlook my home at The Mandarin, Badgers Holt, Storrington, West Sussex, RH20 3ET, causing an unacceptable loss of privacy. Policy 32 requires development to protect locally distinctive character and ensure high-quality design, while Policy 33 emphasises that proposals must safeguard the amenity of neighbouring residents, including avoiding overlooking, loss of light, and overbearing effects.

2. Overbearing Impact / Loss of Light (HDPF Policies 32 & 33)Due to their height and elevated siting on sloping ground, the proposed houses, particularly on plot 2, will dominate views from my property, reduce natural light, and create a sense of enclosure. This is contrary to Policies 32 and 33 which require development to respect neighbouring amenity and the context of the site. The topography of the development and layout of adjacent properties have been conveniently left out of the planning application. Construction of the property on plot 2 will be very close to my property, The Mandarin, and on top of a bank elevated by at least 5 metres and with a requirement for levelling foundations and neither the bank elevation or levelling foundations are shown on the submitted plans. The bank elevation and levelling foundations will result in the top of the proposed building on plot 2 being some twenty metres above the ground floor level of The Mandarin and with windows above the roof top of The Mandarin. The proposed property on plot 2 faces South has nine windows that will look directly down and upon The Mandarin from the elevated position and into The Mandarin Studio and outside balcony, into The Mandarin Dressing Room and outside balcony and into The Mandarin Bathroom and also an adjacent Bedroom and into The Mandarin Kitchen and Lounge windows. The position of the building on plot 2 therefore seriously invades the privacy and takes away light from The Mandarin. In particular the proposed building on plot 2 has a Master Bedroom and balcony that, from its elevated position will look down upon The Mandarin Studio and outside balcony, into The Mandarin Dressing Room and outside balcony and into The Mandarin bathroom and also an adjacent bedroom and into The Mandarin Kitchen and lounge windows.

3. Drainage & Sewage Disposal (Horsham Technical Guidance: Sewage Disposal / Surface Water Guidance)The existing Crosswinds building does not have any Foul Water Drainage or Surface Water Drainage infrastructure, only a disused septic tank and the application does not clearly demonstrate how foul drainage will be provided or how surface water will be adequately managed. Horsham's guidance requires that sites outside mains

sewer areas provide a properly designed and sustainable drainage solution suitable for local soil conditions to avoid environmental and public health risks.

The submitted plans specify that third party permission is required for the proposed installation of foul water drainage pipes and this will not be given for my property.

4. Local Character & Design (Storrington & Sullington Parish Design Statement; HDPF Policies 32 & 33) The Parish Design Statement states that new development must "fit in with its surroundings and be in keeping with local character" and respect rooflines, scale, views, and patterns of development. The proposed houses do not adhere to these guidelines and would harm the visual character of the area.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**

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