

NORTH HORSHAM PARISH COUNCIL
SCHEDULE OF PLANNING APPLICATIONS FOR CONSIDERATION
18TH DECEMBER 2025

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| DC/25/2041 | ROFFEY NORTH |
| Site Address: 30 Rusper Road, Horsham, RH12 4BD. Proposal: Fell 1 x Sycamore. | |
| Parish Council Comment 18/12/2025: No objection to the felling of the tree, subject to the comments of HDC's Tree Officer. The Committee requests that the felled tree be replaced with an appropriate native species in a suitable nearby location. | |
| HDC Decision | |

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| DC/25/1866 | ROFFEY SOUTH |
| Site Address: Wentworth, Comptons Brow Lane, Horsham, RH13 6BX. Proposal: Surgery to 1 x Eucalyptus. Surgery to 3 x Red Cedar. Surgery to row of Leylandii. | |
| Parish Council Comment 18/12/2025: No objection to the surgery of the trees, subject to the comments of HDC's Tree Officer. | |
| HDC Decision | |

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| DC/25/1895 | HOLBROOK WEST |
| Site Address: 17 Skylark View, Horsham, RH12 5EA. Proposal: Erection of a part two storey and part first floor side extension. | |
| Parish Council Comment 18/12/2025: No objection. | |
| HDC Decision | |

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| DC/25/1425 - AMENDED PLANS | HOLBROOK EAST |
| Site Address: 8 Tennyson Close, Horsham, RH12 5PN. Proposal: Erection of a single storey pitched roof detached garage. | |
| Previous Parish Council Comment 30/10/2025: Objection due to the inappropriate design and location of the proposed garage. | |
| Previous Parish Council Comment 27/11/2025: Objection due to Members remaining concerned about the inappropriate design and location of the proposed garage. | |
| Parish Council Comment 18/12/2025: Objection. Members remain concerned about the inappropriate design and the location of the proposed garage, and are concerned about the possible loss of trees. | |
| HDC Decision | |

| DC/25/0629 - AMENDED PROPOSAL | |
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| Site Address: Former Novartis Site, Parsonage Road, Horsham, RH12 5AA. | |
| Proposal: Residential development comprising 206 dwellings and a commercial unit, including the part-demolition and conversion of 'Building 3' and demolition of 'Building 36'. Vehicular access taken from Wimblehurst Road. Car and cycle parking, landscaping and open space and associated works. The replacement of the existing cedar trees at the site (amended proposal). | |
| Previous Proposal considered on 22/05/2025: Residential development comprising approximately 206 dwellings, including the conversion of 'Building 3' and demolition of 'Building 36'. Vehicular access taken from Wimblehurst Road. Car and cycle parking, landscaping and open space and associated works. The replacement of the existing cedar trees at the site. | |
| Previous Parish Council Comment 22/05/2025: No objection in principle and Members support the housing development on the Novartis site, however, they do have similar concerns as for DC/25/0415, regarding: <ul style="list-style-type: none">• The impact on the road network around and within the site including the access into and out of the site, the use of people on mobility scooters, and the width of the roads and concur with the concerns expressed by WSSC Highways regarding the extra work and information required.• Vehicle access from the Lovell to the Muse site and concerned that residents will only be able to use one exit/entrance for the side of the development they are on.• Parking within the site and the lack of spaces beside or in front of the properties with the concern that competing for unallocated spaces may occur that could lead to neighbour disputes further along the line. Members note that the parking meets the standard for WSSC Highways but feel it is not adequate for the site.• The entrance from Wimblehurst Road needs to add more of a statement on entering the site.• Density of the proposed properties within the site almost feels overdeveloped.• The site will not be well served by local amenities. | |
| Members do support the NHCLT with their ambition to have affordable properties on the site. The Parish Council were pleased to see the level of public response for the developments, both for and against, as well as the comments from Wimblehurst Road Residents Association, Horsham Blueprint and Horsham Society, which all helped the Committee when considering their comments. | |
| Parish Council Comment 18/12/2025: No objection to the amended proposal in principle, and Members support the redesign of 'Building 3'. Members noted the updated documents on the portal, however, they remain concerned about the following: <ul style="list-style-type: none">• The impact on the road network around and within the site including the access into and out of the site, the use of people on mobility scooters, and the width of the roads and concur with the concerns expressed by WSSC Highways regarding the extra work and information required.• Parking within the site and the lack of spaces beside or in front of the properties with the concern that competing for unallocated spaces may occur that could lead to neighbour disputes further along the line. Members note that the parking meets the | |

standard for WSCC Highways but feel it is not adequate for the site.

- The entrance from Wimblehurst Road needs to add more of a statement on entering the site.

HDC Decision

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| DC/25/1936 | ROFFEY NORTH |
| Site Address: 7 Vernon Close, Horsham, RH12 4EE. | |
| Proposal: Conversion of existing outbuilding to WC. | |
| Parish Council Comment 18/12/2025: No objection. | |

HDC Decision

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| DC/25/1944 | ROFFEY NORTH |
| Site Address: 28 Parsonage Road, Horsham, RH12 4AN. | |
| Proposal: Erection of a single storey rear extension with flat roof and change to first floor cladding. | |
| Parish Council Comment 18/12/2025: No objection in principle, however Members have concerns about the cladding of the first floor. | |

HDC Decision

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| DC/25/1773 | ROFFEY NORTH |
| Site Address: 11 Cherry Tree Walk, Horsham, RH12 4UJ. | |
| Proposal: Surgery to 1 x Cherry. | |
| Parish Council Comment 18/12/2025: No objection to the surgery of the tree, subject to the comments of HDC's Tree Officer. | |

HDC Decision

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| DC/25/1979 | HORSHAM RURAL |
| Site Address: Rm Area 7 Mowbray Development Site. | |
| Proposal: Removal of Condition 2 and 9 of previously approved application DC/21/1427 (Application for approval of Reserved Matters pursuant to Condition 5 of Outline Planning Permission reference DC/16/1677 for RM Area 7 comprising 221 (Class C3) residential units, car and cycle parking, new landscaping, drainage, access and internal roads, and associated infrastructure. Relating to access, appearance, landscaping, layout and scale (amended design, tenure and layout)) relating to water neutrality. | |
| Parish Council Comment 18/12/2025: No objection. | |

HDC Decision

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| DC/25/1721 | HOLBROOK EAST |
| Site Address: 1 Burns Close, Horsham, RH12 5PE. Proposal: Removal of the existing boundary wall/hedge and the installation of a new 1.8m high close board timber fence with a trellis above. | |
| Parish Council Comment 18/12/2025: Objection. Members are concerned about the loss of visibility for motorists, and that it is not in keeping with the area. | |
| HDC Decision | |

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| DC/25/1966 | HOLBROOK EAST |
| Site Address: 53 Brook Road, Horsham, RH12 5FS. Proposal: Erection of a single storey detached residential annexe. | |
| Parish Council Comment 18/12/2025: Objection. Overdevelopment, Inappropriate design, and from the block plan and photo on the planning statement, Members are concerned of any trees to be removed. | |
| HDC Decision | |

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| DC/25/1835 - AMENDED PROPOSAL | ROFFEY NORTH |
| Site Address: 8 Amberley Road, Horsham, RH12 4LN. Proposal: Demolition of existing garage and erection of garden outbuilding to form garden store and home office. Erection of a single storey front extension and single storey rear extension. | |
| Previous Proposal Considered 27/11/2025: Demolition of existing garage, and erection of a replacement garage. Erection of a single storey front extension and single storey rear extension. | |
| Previous Parish Council Comment 27/11/25: Objection due to overdevelopment and inappropriate design. | |
| Parish Council Comment 18/12/2025: Objection. In spite of changes made to the proposal, Members still feel it is overdevelopment and inappropriate design. | |
| HDC Decision | |