

**From:** Planning@horsham.gov.uk <Planning@horsham.gov.uk>  
**Sent:** 10 December 2025 17:52:23 UTC+00:00  
**To:** "Planning" <planning@horsham.gov.uk>  
**Subject:** Comments for Planning Application DC/25/0486  
**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 10/12/2025 5:52 PM.

### Application Summary

Address:	Oakhurst Centre West Chiltington Lane Coneyhurst West Sussex RH14 9DN
Proposal:	Outline application for the demolition of existing buildings and erection of 9No self-build / custom build dwellings with all matters reserved.
Case Officer:	Alice Johnson

[Click for further information](#)

### Customer Details

Address: Yew Tree Cottage West Chiltington Lane Coneyhurst, Billingshurst

### Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	<ul style="list-style-type: none"><li>- Design</li><li>- Highway Access and Parking</li><li>- Other</li><li>- Overdevelopment</li><li>- Privacy Light and Noise</li><li>- Trees and Landscaping</li></ul>
Comments:	To whom it may concern.  So further to our previous objections, we strongly continue to

object to this latest planning application. This will also quite clearly have exactly the same impact as the previous & consistent applications that have been submitted.

Please see our objections as follows..

Objection to this planning application

Objection to (DC/22/1999 Ref:PP-11635265) to the same application refused on this site on 31st July 2023 we would like the following objections and concerns taken into account.

Objection the last Planning application..

DC/24/0298 12 pitch gypsy accommodation site:

Objection to this further application of 9 no self build custom build dwellings DC/25/0486

1. We already consider the site was previously overdeveloped. The idea of demolishing the existing buildings on the site to again make way for the third proposal of a 9no self build/custom build dwellings. in its place is not in keeping with the existing buildings or countryside, habitat and its already established local environment.

2. We are one of several listed buildings in the immediate vicinity for circa 600 years. This development would totally conflict with the character of the area, visually damaging the landscape and we fear that the site would ruin the peace and quiet of the existing area as we know it. The proposed development is incompatible with the design of existing nearby historical listed buildings and their beautiful surroundings.

3. The impact on the general abundant wildlife and its current habitat would be devastating. We have a wonderful and active colony of bats in the area in addition to the abundant toads and newts that cross the land.

4. Environmental damage due to the many increased vehicles and activities would be devastating to the area. The road system here is inadequate and the increase of traffic would lead to unsafe conditions, especially due to the narrows lanes and hidden location of the entrance to this site. The actual driveway into the site is unsafe for such levels of traffic due to lack of width & safe passing places, we already encounter regular problems with all sorts of vehicles backing out onto the blind bends and waiting on the main road.

5. The current land and buildings are in view, but are not in use during evenings and weekends generally. So no evening or nighttime disturbances. These buildings are already established and in keeping with the countryside that we currently reside in.

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Destroying these buildings/stables etc.. in favour of this proposed application would ruin our view from our footpaths, our garden, the lane itself and our long established homes in general .

6. The generation of noise from such a site would cause an undue 24 hour disturbance, smells and especially night light pollution to the existing and already established countryside and homes in the immediate vicinity. This is a peaceful and quiet country lane in a beautiful rural area.

7. The proposed hardstands created from a permeable base of this magnitude would be irresponsible and absolutely disastrous, with a potential risk of pollution to the nearby river Adur and land which immediately borders this site. There are no public sewers or any appropriate drainage facilities in the area to address this. In addition to this, the very poorly maintained gullies and ditches already in West Chiltington Lane itself are struggling terribly, especially with the heavy rains we've seen this winter.

8. We would also like to point out that the road bridge over the river within a few yards of the entrance of this proposed site is still also in a very bad state of repair. The wall has fallen down and it is severely cracked and unstable. Any extra traffic or loaded trucks, caravans or heavy traffic in general would only cause added problems. The bridge walls were damaged due to vehicles colliding with them.

9. We would also like to add this has gone on for far too long and it's like a cloud hanging over the local community. This is wholly unfair and as previously stated common sense needs to prevail here. There are ample and obviously much better sites to fulfill this need if it is indeed needed at all. We already have enough sites of this nature on our lane and the immediate surrounding area.

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Kind regards

**Telephone:**

**Email:** [planning@horsham.gov.uk](mailto:planning@horsham.gov.uk)



**Horsham  
District  
Council**