

**From:** Matthew.Porter <Matthew.Porter@horsham.gov.uk>  
**Sent:** 04 November 2025 14:27:41 UTC+00:00  
**To:** "Matthew.Porter" <Matthew.Porter@horsham.gov.uk>  
**Subject:** FW: DC-25-0894 Policy Comments

**Matthew Porter**

Principal Planning Officer

**Telephone:** 01403 21556  
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**From:** Rebecca Hoad <RHoad@ecephanning.com>

**Sent:** 31 October 2025 11:01

**To:** Matthew.Porter <Matthew.Porter@horsham.gov.uk>

**Cc:** Chris Barker <cbarker@ecephanning.com>; John Longhorn <john.longhorn@vistry.co.uk>; Charlotte Handscomb <charlotte.handscomb@vistry.co.uk>; Adrian.Smith <Adrian.Smith@horsham.gov.uk>

**Subject:** RE: DC-25-0894 Policy Comments

Hi Matthew,

Further to the below and our previous discussions, please see our proposed offer of contributions below:

- A **£50,000** contribution to the local football club to support drainage improvements, ditch clearance and enhancement of the tree line along Broadbridge Way;
- A **£13,800** contribution towards Travel Plan vouchers (£150 per dwelling for 92 units);
- A **£43,000** off-site open space contribution, in accordance with the Parks Department's previous request; and

- A commitment to deliver off-site highway improvement works, to be secured through a Section 278 Agreement, without a financial cap, in line with standard practice.

As the development is not proposed to comprise 100% affordable housing, the Community Infrastructure Levy (CIL) will apply to the market dwellings.

These financial and infrastructure contributions represent a significant package of community benefits and should be afforded appropriate weight as a material consideration in the overall planning balance.

We look forward to hearing your thoughts on this as soon as possible. Thanks

Kind Regards,

**Rebecca Hoad**  
Associate Planner, MSc MRTPI

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