
From: Planning@horsham.gov.uk
Sent: 07 August 2025 11:26
To: Planning
Subject: Comments for Planning Application DC/25/1108

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Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 07/08/2025 11:25 AM.

Application Summary

Address:	Denhams Andrews Hill Billingshurst West Sussex RH14 9JT
Proposal:	Construction of 1no. detached dwelling and 2no. semi-detached dwellings.
Case Officer:	Shazia Penne

[Click for further information](#)

Customer Details

Address:	Flagstones Andrews hill Billingshurst
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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- Highway Access and Parking- Loss of General Amenity- Other- Overdevelopment- Privacy Light and Noise- Trees and Landscaping
Comments:	Dear sir madam I am writing to formally object to the above planning application for constructions of one number detached dwelling and two number semi detached dwellings. My objections are based on the following planning grounds impact on residential amenity the proposed development overlooks my property, Flag stones and results in a loss of privacy overshadow in a reduction in daylight to predominantly my property Flagstone is this property in particular is a listed building of historical interest. The high proximity of the new structure mean that the development would overlook my property resulting in an intrusive and unacceptable impact on the right to private enjoyment of the property this directly conflicts with the national and local planning policies that seek to protect residential amenity. The location of

the bin stores on the plants would negatively impact my property Flag stones next character of the area despite the materials to be chosen for the proposed properties the properties will still look modern and new and comparison to the surrounding properties five of which are listed buildings and these properties are listed to reserve historical interest and the general character of Andrews Hill, which is rural . Road safety Stane Street is a fast and dangerous road to be pulling in and out of drives on despite the income and reduction to 40 mph the Andrews Hill area is on the brow of the hill and a bend. There have been human and animal injuries and fatalities over the years and the road remains a significantly dangerous area adding further properties will affect the visibility for the existing properties to access their properties and affect the access for the new properties and would further endanger life. This is also increasing the dangers for the drivers on the road many of whom will not know realise the Andrews Hill properties are there it will also further impact on cyclist and pedestrians in the area.

Environmental and ecological.impact the development site includes Green space which provide a habitat for wildlife. The development will change the visual impact of the area as well as creating a more built-up feel. The area has listed properties to help keep the character and rural feel and this should be preserved. The proposed development will heavily impact on this removal of the vegetation at the roadside and rear areas would negatively affect biodiversity. in adequate infrastructure the current area suffers daily from drops in water pressure and will not cope with any further additional pull on this resource. There are five existing properties which use a privately owned shared treatment plant which is located on my property flagstones there are existent issues with the condition of the land owned by denims which are avoiding the warranty guarantee of the existing treatment plant. The treatment plant is decided to empty clean water into denims land and flow away to the train line but the lack of maintenance by denims despite our offer to maintain that piece of land ourselves at our court has been refused we have great concerns over levels of maintenance in place already and how this development may make the issue worse as it is causing flooding into my property Flag stones I have pictures to show this. We have great concerns of the impact of further drainage and water supply requirements of additional properties in the Andrews Hill area. how are these new properties to be fuel? As there is no mains gas adding further tanks for all or LPG? Further impact? The environment and heat pumps are a further pool on the electrical resource in the area they pair of the existing properties is related to the history character and role of the area and this development has the potential to devalue the existing properties both in physical impact and financial impact in 2008 application reference DC/08/0455 was refused for one dwelling on the same piece of land. This was refused for the same reasons outlined above and I do not feel that these reasons should have changed the proposal would involve the erection of a dwelling within the raw area and as it would be unrelated to the needs of agricultural forestry or otherwise constitute social housing it would contravene country side protection policies contained within the development plan the erection of the dwelling on the appeal site with represent unsustainable form of development in that future occupants of the dwelling would be unduly reliant on the private car.as means of transport. The proposal would not constitute sensitive and filling but would undesirably consolidate sporadic development in the area thereby harming the character and appearance of this part of the rule area. The proposed dwelling would result in additional turning movements at the existing vicar access onto the a 29 this access as substantive visibility in the northern redirection and therefore it's increase use with harm highway safety in the locality. I respectfully request that the planning authority refuses his application. We would also be happy to meet a planning officer at Andrews Hill to show discuss our concerns. Thank you for considering this objection yours faithfully [REDACTED] [REDACTED] flagstones Andrews Hill billingshurst RH14 9JT

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**

