
From: Planning@horsham.gov.uk
Sent: 29 January 2026 14:26
To: Planning
Subject: Comments for Planning Application DC/25/2079

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 29/01/2026 2:26 PM.

Application Summary

Address:	Cotlands Paddock Horsham Road Cowfold West Sussex RH13 8AH
Proposal:	Use of land for the stationing of 4no. static caravans for (Gypsy and Traveller) residential purposes and associated day rooms.
Case Officer:	Shazia Penne

[Click for further information](#)

Customer Details

Address:	24 Holm Oaks Horsham
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Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Other
Comments:	<p>I have several reasons for wanting to object to these plans. I will list them below with as much detail as possible.</p> <p>The proposals for Gypsy and Traveller Accommodation on this site should not go ahead as it was not agreed and voted for by our community in Our Village Development Plan. The plan pinpoints the areas within the village which are the most suitable for any developments and I believe this has been accepted by HDC. I also understand that these proposals go against all HDC policies as follows.</p> <p>Safe vehicular and pedestrian access to the site; I disagree. This green site is on a busy A road with a 60mph speed limit and an access point to Homelands nursing home almost opposite the site. There have been numerous accidents at this point on the road including 3 fatalities. The access point for this area was designed for use by infrequent agricultural traffic and not the comings and goings of huge caravans and trailers and other vehicles. Certainly when approaching from the south and trying to turn into this area, the oncoming traffic from</p>

the north would not see any vehicle turning into it until the last minute, as the corner is blind. Turning right out of that site would also be extremely dangerous for the same reason. It is my understanding that Homelands had planning permission refused on these grounds. And, as far as pedestrian access is concerned; there are no pavements to the site at all- the only access by foot would be across the surrounding fields where footpaths are limited, or to walk along the busy A281!

Regarding drainage and water pollution; I'm not convinced this has been properly assessed as the supply of mains water seems vague in the plans. Regarding drainage, water waste and run off: the land slopes down to the Cowfold stream, which flows through the village. Children and animals play in the stream and it also feeds into a private pond. There is a high chance of pollution.

The proposed development does not respect the character and appearance of the surrounding landscape or to the 4 neighbouring heritage properties. It is also a very small site and so I question whether it would make any impact on the need for Gypsy Traveller Accommodation at all. The plans state that it is for 4 static caravans only? It would seem more plausible to add to one of the local existing static home sites or those laid out in the HDC framework.

The ecological aspect of this application seems almost none existent. The protected species likely to be present include Great Crested Newts, bats, [REDACTED] dormice, and various birds of prey. No adequate impact surveys are provided and absolutely should be if the plans were to go ahead.

[REDACTED]

The village of Cowfold has been blanketed in a shroud of toxic smog. Particulate levels reached 391.2 micrograms per cubic metre on Wednesday 28th January and this is wholly unacceptable. We would have absolutely no guarantee that this would not happen and again and so I say no; this is not the right area for this development.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**



Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB

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