
From: [REDACTED]
Sent: 28 August 2025 20:54
To: Planning
Subject: Planning Application DC/25/1155
Attachments: Re_DC-25-1155.jpg; DSC_2071.jpg; DSC_2079.jpg; DSC_2087.jpg
Categories: Comments Received

In support of comments I submitted online today regarding Planning Application DC/25/1155, please see four files attached to better illustrate my particular concerns.

I provide this information as owner of a property in Caryll Place (adjacent to the proposed development). I am also Chairman of our Residents' Management Company Ltd (14 properties) and am aware that several of my neighbours share the same concern.

Regards.

[REDACTED]
8 Caryll Place
Warnham
RH12 3XR

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 28 August 2025 20:36
To: [REDACTED]
Subject: Comments for Planning Application DC/25/1155

Comments for Planning Application DC/25/1155

Dear Sir/Madam,

[REDACTED]

You have been sent this email because you or somebody else has submitted a comment on a Planning Application to your local authority using your email address. A summary of your comments is provided below.

Comments were submitted at 28/08/2025 8:35 PM [REDACTED]

Application Summary

Address:	Land East of Tilletts Lane Warnham
Proposal:	Erection of 59 dwellings with associated open space, landscaping, parking, access, and drainage infrastructure.
Case Officer:	Nicola Pettifer

[Click for further information](#)

Customer Details

Name:

[REDACTED]

Email:

[REDACTED]

Address:

8 Caryll Place Warnham Horsham West Sussex RH12 3XR

Comments Details

Commenter

Type:

Neighbour

Stance:

Customer objects to the Planning Application

Reasons for
comment:

- Design

Comments:

In the document entitled "Land to the east of Tilletts Lane, Warnham - Flood Risk Assessment and Drainage Strategy", it clearly states that "The proposed development will increase the impermeable area on site and, therefore, will increase the quantity of surface water runoff from rainfall."

I believe this to be an accurate assessment and am particularly concerned that insufficient attention has been given to the manner in which drainage of excess surface water will be managed in the south east sector of the development. The plans appear to suggest that excess water will be channelled away via an existing Drainage Channel running north to south immediately outside the eastern boundary of the Warnham C of E Primary School. If that is allowed to happen then it will hugely exacerbate an existing flooding problem where, at times of heavy rainfall, water cascades off the end of said channel and spills down the footpath towards Church Street. At various points along the way, water also spills from the footpath into Caryll Place before ending up in Church Street. The drains in Church Street are already unable to cope so the road quickly becomes flooded.

I reside in Caryll Place and have copious photographic evidence to illustrate this problem which I am pleased to submit by email.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**



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

Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

Disclaimer

IMPORTANT NOTICE This e-mail might contain privileged and/or confidential information. If you have received this e-mail in error, please notify the sender and delete the e-mail immediately; you may not use or pass it to anyone else. Whilst every care has been taken to check this outgoing e-mail for viruses, it is your responsibility to carry out checks upon receipt. Horsham District Council does not accept liability for any damage caused. E-mail transmission cannot guarantee to be secure or error free. This e-mail does not create any legal relations, contractual or otherwise. Any views or opinions expressed are personal to

the author and do not necessarily represent those of Horsham District Council. This Council does not accept liability for any unauthorised/unlawful statement made by an employee. Information in this e mail may be subject to public disclosure in accordance with the law. Horsham District Council cannot guarantee that it will not provide this e mail to a third party. The Council reserves the right to monitor e-mails in accordance with the law. If this e-mail message or any attachments are incomplete or unreadable, please telephone 01403 215100 or e-mail customer.services@horsham.gov.uk. Any reference to "e-mail" in this disclaimer includes any attachments.

This email has been scanned for viruses and malware, and may have been automatically archived by **Mimecast Ltd**.



Floodwater overflowing from
Drainage Channel from
playing fields above
Warnham Primary School



Floodwater spills over
into Caryl Place roadway
and down into Church Street



Church Street,
Warnham
24/04/2023

Re: DC/25/1155
Annotated extract from Inco Surveys:
TOPOGRAPHIC SURVEY, Sheet 4 of 4

The proposed development will increase the impermeable area on site and, therefore, will increase the quantity of surface water runoff from rainfall.

SuDS planning must ensure that there is no increase to the rainfall runoff that enters the existing Drainage Channel shown here.

The roadway in Caryll Place is frequently inundated with stormwater from this existing Drainage Channel (see photos enclosed).
The proposed development must not exacerbate the problem of water flowing into Caryll Place then onwards into Church Street.

Warnham C of E
Primary School

Path

El Sub Sta

CARYLL PLACE

2 3