ITCHINGFIELD PARISH COUNCIL

33 Smugglers Way
Barns Green
Near Horsham
West Sussex

26th February 2025

Development Control Committee – Area North
Horsham District Council
Park side,
Chart Way
Horsham
West Sussex

Dear Planning Officer

Following the Parish Council Meeting on 24th February 2025, this is to confirm that Itchingfield Parish Council would like to make the following representation to be put before Planning Committee (North) on Tuesday 4th March 2025.

DC/25/0148 - Mr Graham Lovegrove, 17 Sycamore Rise, Barns Green - Fell 1x Maple and Surgery to 1x Maple Trees. Trees requiring surgery are shown as T1 and T2 in the supporting plan.
Itchingfield Parish Council has no objections to this planning application and it will be for the HDC Arboriculturist to make the decision.

DC/24/1290 - James. 3 Greenfield Farm, Valewood lane, Barns Green -Change of use for 2 no gypsy residential units along with day room, full drainage, car parking, 2metre high bund and soft and hard landscaping.
Itchingfield Parish Council sent the following representation on 15th October 2024 which read:

Itchingfield Parish Council strongly recommends this planning application for refusal for the following reasons: The provision of two more pitches in essence to the existing Greenfield Farm site which already has 14 pitches, is contrary to the Gypsy, Traveller and Travelling Show-people regulations 1994, which recommends that no more than 11 pitches are sited on any one development. To the rear of the proposed development as mentioned in the planning statement, there is already a site illegally occupied by another group of travellers. This site is also currently being subject to further extensive development without any permissions being sought or given. This proposed (retrospective) application further coalesces development in this otherwise rural setting and exacerbates existing issues with integration between the established local community and travellers.

Now with further information, Itchingfield Parish Council would like to make the following comments: WSCC Highways require more information which has still not received been from application DC/23/2104. Fire and Rescue need more information regarding emergency vehicle access and turning space, also a new emergency fire hydrant will be required as the nearest existing is some 320 metres distance and the maximum allowed distance for residential properties is 175metres. WSCC Flood Risk Management team has reservations as no infiltration testing has been carried out or groundwater monitoring carried out to support the use of soakaways. HDC has reservations and would not support approval until clarification is provided on the proposals for rainwater harvesting. Also, the information provided about the proposals for foul drainage is totally inadequate.
Taking all the above into consideration, Itchingfield Parish Council strongly recommends this planning application for refusal.

Kind regards

Alan Strudley
Chairman to Itchingfield Parish Council