

From: Planning@horsham.gov.uk
Sent: 08 June 2026 18:03
To: Planning
Subject: Comments for Planning Application DC/26/0530
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 08/06/2026 6:03 PM.

Application Summary

Address:	Land at Hornbrook Farm Brighton Road West Sussex
Proposal:	Outline planning application for up to 180 dwellings, open space and associated works and infrastructure with all matters reserved apart from access.
Case Officer:	Nicola Pettifer

[Click for further information](#)

Customer Details

Address: 1, The Ashdowns Leechpool Lane HORSHAM

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Other - Overdevelopment - Trees and Landscaping
Comments:	[REDACTED] 1, The Ashdowns RH13 6AD [REDACTED] 8th June 2026 To: Development Management, Horsham District Council OBJECTION: Planning Application DC/26/0530 - Outline application for up to 180 dwellings on land at Hornbrook Farm, Brighton Road, Horsham RE: Jaynic Property Group Dear Case Officer, I am writing to formally object to the planning application DC/26/0530 for the development of up to 180 homes at Hornbrook Farm. I live locally, and my family live in Ghyll Crescent. I and we

think this project will cause severe harm to the local environment and community. We urge the council to refuse planning permission based on the following material considerations:

Landscape and Countryside Impact: Hornbrook Farm sits outside the established urban boundary. It acts as a vital "green lung" and a natural buffer between Horsham and the High Weald National Landscape. Building here will cause harmful encroachment into open countryside. It will permanently ruin the historic rural entrance to our town along the A281. Horsham District Council should take note of the following:

Flooding and Drainage Risks: The site slopes steeply down to the Horn Brook watercourse. Concreting over these Greenfields will create major rainwater run-off. This will overload the stream and worsen serious flooding downstream, especially on Kerves Lane.

Severe Traffic and Road Safety: The proposed entry point onto the A281 Brighton Road is dangerous. This section of road is already highly congested and features a blind summit near the Doomsday/Sedgwick Lane junction. Adding traffic from 180 new homes will create an accident blackspot. It will also make the area highly car-dependent. Having walked my family's dog locally the existing footpaths are either narrow or non-existent thus creating a serious danger to any pedestrians, living on the proposed development, wishing to avoid using motor vehicles to travel to local schools and amenities.

Loss of Ecology and Wildlife: The farm is a critical wildlife corridor connecting St Leonard's Forest to Chesworth Farm. It supports protected species, including deer, owls, bats and other species. This unwarranted destruction of this habitat cannot be balanced out by the developer's green space plan

Lack of Local Infrastructure: Horsham local services are already at breaking point. The local schools, GP surgeries, and dentists are oversubscribed. This development will only add an extra burden to these essential services. There are no planned additions to the current facilities in order to cope with the burden of hundreds of new residents.

Water Neutrality Concerns: The Sussex North zone faces critical water shortages. There is no clear, believable proof that this large housing site can achieve true water neutrality without threatening our environment.

As, also quoted, by the Horsham Society the following reasons do not represent sustainable development. It goes against local and national planning policies. We strongly urge the Council to listen to the community and refuse this application.

Yours sincerely,

[Redacted Signature]

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