

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 11 May 2026 13:13:42 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0619
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 11/05/2026 1:13 PM.

Application Summary

Address:	Former Allotment Gardens Stopham Road Pulborough West Sussex
Proposal:	Removal of Conditions 15 and 16 of previously approved application DC/22/0661 (Variation of Condition 1 of previously approved application DC/16/0728 (as amended by DC/21/1535) (Development of the site to provide 23 dwellings and 6 flats with ancillary parking, garaging, and landscaping, and the construction of a 106-space station car park, all served by new access on to Stopham Road. Construction of private parking bays to serve existing dwellings on Stopham Road served by new access from Stopham Road) to amend the housing designs, site fencing, parking layout and unit mix) relating to water neutrality and parking.
Case Officer:	Alice Johnson

[Click for further information](#)

Customer Details

Address: 10 Stopham Road Pulborough

Comments Details

Commenter Type:	Neighbour
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	- Highway Access and Parking

Comments:

Regarding the removal of conditions 15 and 16, I would like to understand whether or not the removal of Condition 16, would in effect remove the added benefits to the Stopham Road area.

Notwithstanding the developers assertions that this would not change the requirement to deliver items 2-5 in their paras

4.15. Contrary to the officer recommendation, Planning Committee approved the application, with the minutes recording that they gave weight to:

1. Increased capacity for commuter parking;
2. The erection of bollards to prevent parking along part of the Stopham Road (entrance to the Village);
3. Creation of a surfaced car parking layby for existing residents of the Stopham Road;
4. Moving the 30mph speed limit further west from the village (increasing the 30mph zone);
5. A traffic light system to allow pedestrians to pass under the railway bridge safely; and
6. Step-free access (to improve disabled accessibility) to the station's northbound platform.

And

4.16. The proposal to delete condition 16 relates to the delivery timings of the first and sixth items on this list. They remain part of the proposed development but would not be delivered ahead of the housing. The other four items would still be delivered in accordance with the original timetable.

Therefore an amendment to condition 16 would seem more appropriate, rather than removing the whole condition, itself, and relying on the developers goodwill. Which is how this looks.

Surely the removal of items 1: Increased capacity for commuter parking and 6: Step-free access (to improve disabled accessibility) to the station's northbound platform, from Condition 16 Would make more sense?

As it stands it sounds as though removing the whole condition would mean that the obligation of the developer to deliver items 2, 3, 4 and 5, prior to property occupation commencing would also be removed. I would object to this.

I would also note that at times 30+ cars are parked up either side of Stopham road, not including those of non-residents in the parking bays opposite the housing already there. So I suspect that the carpark would normally be closer to capacity than portrayed in the Car Park Demand document.

Kind regards

Telephone:

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