

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 14 January 2026 19:33:43 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/25/2096
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 14/01/2026 7:33 PM.

Application Summary

Address:	23 Lime Avenue Horsham West Sussex RH12 4DZ
Proposal:	Erection of a single storey rear extension.
Case Officer:	Marie Riggs

[Click for further information](#)

Customer Details

Address:	25 Lime Avenue Horsham
----------	------------------------

Comments Details

Commenter Type:	Neighbour
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	- Highway Access and Parking - Other - Overdevelopment
Comments:	The application lacks detail on any proposed enhancements or mitigation to the shared sewer drainage system which runs along the back of this property and adjoining neighbours (flowing from west to east). The proposal seeks to add in a further toilet and bathroom waste-water to this shared system which is already insufficient for modern approaches to hygiene, being of concurrent age to the properties i.e. almost 100 years old. The system frequently blocks causing the backing up of sewage waste and we

are concerned that this will be exacerbated by additional facilities unless appropriate mitigation is considered. This issue should be fully assessed prior to a planning decision being made, rather than being the subject of a planning condition, as this issue is material consideration.

We would expect to see a planning condition requiring the submission for approval of a traffic management plan for the duration of the full construction period. Lime Avenue is notorious as one of the narrowest roads within the district and is of insufficient width for many vehicles to use ordinarily and we are concerned that construction vehicles and materials delivery vehicles will have extreme difficulty accessing the property. In addition, the main pupil entrance to Oaklands primary school is only 30m from the property location. The traffic management plan should include (but not be limited to) a Risk Assessment and Method Statement (RAMS) detailing proposed times for construction traffic activity taking into account school drop off and collection times (including before and after school provision), along with methods to ensure pupil safety for example during daytime activity which regularly sees children leaving and arriving at school using the "walking bus". The traffic management plan should also include the details of the approach to any required reinstatement of the public highway (road surface), highways grass verges, highways trees and public highway footpath in the event that they suffer damage, compaction or destruction. This should also include a time frame for remediation to ensure these are appropriately undertaken prior to construction completion.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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