

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 24 March 2026 18:36:09 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0366
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 24/03/2026 5:36 PM.

Application Summary

Address: Land North West of Southwater

Proposal: Outline planning application, with all matters reserved (except for primary access to the highway) for a phased development comprising: the demolition of existing buildings and the construction of residential dwellings (including affordable housing) (Use Classes C2 and C3); a mixed-use neighbourhood centre (Use Classes E and F); education facilities (Use Class F1(a)); business and employment floorspace (Use Classes B2, B8 and E(g)); redevelopment of existing agricultural buildings including construction of a building for community use (Use Classes E and F2); improvements to public rights of way; sports pitches; gypsy and traveller pitches/plots; public open space; landscaping, and associated infrastructure.

Case Officer: Matthew Porter

[Click for further information](#)

Customer Details

Address: Woodcote Two Mile Ash Road Horsham

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Reasons for comment:

- Highway Access and Parking
- Loss of General Amenity

- Other
- Overdevelopment
- Privacy Light and Noise
- Trees and Landscaping

Comments:

I object to the proposed development.
It would be a major contribution to the coalescence of Southwater with Horsham and Christ's Hospital.
Southwater should be given several decades to absorb the vast number of households created in recent years.
Building on many acres of well managed and productive farmland should not be permitted.
Claimed biodiversity net gain is a myth. It cannot be achieved by covering half the land in concrete and asphalt. Current wildlife would be decimated.
Two Mile Ash Road, a minor highway, would become a busy rat-run.
The flood risk in the neighbourhood would increase greatly.
I fully support Southwater Parish Council's objection.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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