
From: Julie Crowhurst [REDACTED]
Sent: 28 January 2026 11:57
To: Planning
Subject: DC/25/2133 - response to planning

Importance: High

Categories: Consultations

**DC/25/2133 - Beckley Stud Reeds Lane Southwater West Sussex RH13 9DQ
Erection of storage building (retrospective)**

SPC Comment: **Objection** - The Applicant has stated in their cover letter that a SuDS system is proposed to manage surface water for the development. However, we cannot locate a drainage strategy on the planning portal. Insufficient information has been provided to comply with the latest National Standards for SuDS (30 July 2025):

- Insufficient information for Sustainable Drainage system and compliance with national recommendations
- Unacceptable development within the countryside and extensive increase in traffic generation
- Overdevelopment of the site within the countryside
- Increased traffic generation

The development by reason of its scale, massing and the extent of hardstanding results in a form of development that is having a detrimental impact on the character and appearance of the surrounding area in terms of the incremental erosion and urbanisation of the countryside, contrary to policies 10, 25, 26 and 33 of the Horsham District Planning Framework (2015). And contrary to principles SNP1, 4.1, 14.3 and 16 as set out in the Southwater Neighbourhood plan.

The Parish Council does not consider that planning permission should be given, because planning conditions could not overcome these objections to the development.
The development constitutes an inappropriate and harmful form of development within the rural area which is not essential to its countryside location.

Regards

Julie



JULIE CROWHURST

ASSISTANT EXECUTIVE OFFICER

01403 733202
[REDACTED]

Beeson House, 26 Lintot Square, Fairbank Road, Southwater, RH13 9LA

Disclaimer: This email may contain privileged and/or confidential information. If you have received this email in error, please notify the sender and delete the email immediately. You may not use or pass it to a third party. Whilst every care has been taken to check this outgoing email for

viruses, it is your responsibility to carry out checks upon receipt. Southwater Parish Council does not accept liability for any damage caused. Read the [full email disclaimer](#).