



HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Long Wells Vineyard Marches Road Warnham West Sussex RH12 3SL
DESCRIPTION:	Erection of a six-pitch settled gypsy accommodation site (Retrospective)
REFERENCE:	DC/25/1727
RECOMMENDATION:	Objection
SUMMARY OF COMMENTS & RECOMMENDATION: Refusal until more information is provided to establish the feasibility of the foul sewage treatment system, distance of the caravans to the boundary and each other, parking and noise and nuisance.	

MAIN COMMENTS:**Foul sewage treatment plant:**

There is insufficient information to determine the feasibility of the proposal on this site.

Spacing of mobile homes:

It is unclear if the proposed Static caravans are too close to the boundary or each other. There needs to be 6m between caravans and 3m to the boundary. This is quoted incorrectly in the Planning, Design and Access statement. Please provide an accurate block plan showing all features proposed on the site.

If the development goes ahead then the site will require a caravan site licence, which specifies the distances from caravans to boundaries as well as the distances between caravans, including touring caravans, and other structures on the site. The plan does not appear to have allowed sufficient distances between some structures or between proposed spaces for storing touring caravans, so the layout would need to be reconsidered before permission is considered.

Parking

The Design and Access statement mentions each pitch will have a permeable hardstanding area to provide space for parking (including an area for a touring caravan) and turning. Please note that any touring caravan needs to be 6m from any other caravan.

Noise and other Nuisance:

The proposed site is near to domestic dwellings, so has potential for nuisance from noise, lighting or work activities to affect existing residents. Consideration should be given to whether this potential for nuisance can be managed by conditions before any permission is given.

Waste:

If approval is given, we would recommend conditions to ensure that the site is not used for the storage of waste and waste materials, or for burning of such.

ANY RECOMMENDED CONDITIONS:

Not at this stage.

NAME:	Kendra Barrington
DEPARTMENT:	Environmental Health and Licensing
DATE:	18.12.25