HORSHAM DISTRICT COUNCIL CONSULTATION

TO: Shazia Penne	Horsham District Council – Planning Dept
LOCATION:	Land at Wickhurst Lane, Broadbridge Heath, Horsham, West Sussex, RH12 3LU
DESCRIPTION:	Demolition of shed and erection of 1no. detached dwellinghouse.
REFERENCE:	DC/26/0914
RECOMMENDATION:	**Advice** / No Objection / Objection / More Information / Modification / Refusal

SUMMARY OF COMMENTS & RECOMMENDATION:

The proposed amendments do not alter my previous advice which I have copied below for information

The site is within an Archaeological Notification Area DWS8932– Historic Core of Broadbridge Heath. The proposed dwelling has the potential to disturb archaeological remains associated with the historic development of the village and so a programme of archaeological monitoring and recording during construction to be secured by a planning condition is advised.

MAIN COMMENTS:

The site is within an Archaeological Notification Area DWS8932– Historic Core of Broadbridge Heath. The application is not supported by any supporting archaeological information but the location of the site within the historic core of the village means that there is clear potential for archaeological remains to be present.

The proposed dwelling is not large and so in this case a proportionate response to the threat posed to buried remains would be require a programme of archaeological monitoring during construction (watching brief to be carried out on any below ground interventions. The work which should be carried out by a professional archaeological organisation and will ensure that any archaeological deposits that are present are identified and recorded to appropriate professional standards and the results made publicly available.

This work can be secured by the planning condition listed below.

ANY RECOMMENDED CONDITIONS:

Archaeological deposits are both fragile and finite and the following condition is therefore recommended for the application in accordance with the National Planning Policy Framework.

I) No development shall take place until a programme of archaeological monitoring during construction has been secured in accordance with a Written Scheme of Investigation which has been submitted to and approved in writing by the Local Planning Authority.

Reason: This matter is fundamental as the site is of archaeological significance and it is important that it is recorded before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

NAME:	Nick Truckle BA MCIfA
DEPARTMENT:	Surrey County Council Historic Environment Planning
DATE:	26/11/2026