

14th April 2026

Planning Statement

A Full Planning Application is being made to Horsham District Council Planning Department for the approval of an additional cryogenic storage facility in a temporary portacabin structure on the commercial site for Fischer Clinical Services UK Ltd at Landhurst Wood Road, Horsham RH12 4QD. In 2025 an application was granted for a new structure fitted out as a cryogenic storage facility, which allows prescription drugs to be stored at below freezing temperatures in bespoke vessels. This structure has proven to be very successful and an additional PortaKabin is proposed to extend these facilities.

Thermo Fischer Scientific is a world leading pharmaceutical company, with its UK facility based in Horsham. The new structure allows them to expand their storage and distribution facilities with the unique purpose of the Cryogenic Hub.

The structure itself is to be located in an underutilised car park. It will be single storey with a flat roof, double glazed windows and steel faced doors. The modular building is steel framed with plastisol steel finishes. The structure will stand at 4.2m high from ground level and will be fixed on sunken pads to be flush with the existing tarmac.

The proposed location of the temporary structure is not visible from the public highway, the nearby trainline or from any other private land due to the mature trees and hedgerows surrounding the site. With this in mind, no community or local authority consultations have taken place. The limited time the structure will be on site will also mean very limited or no impact on the nearby community.

A new structure will mean Thermo Fischer can increase their services in pharmaceutical storage and distribution, which is vital for the UK as a whole. This also helps improve local economy and employment. In line with Horsham's Local Plan, Policy 7 'Economic Growth', the project supports 'redevelopment, regeneration, intensification and smart growth of existing employment sites'. This is achieved by the fact the structure is being located in an existing carpark. The type of structure on an existing hard standing, means minimal ground works too.

It can be confirmed that no new water source is required for the proposed temporary structure and a water neutrality statement is not required to support this application.

Zoe Volkes
VR Designs
Agent c/o
Sovereign Commercial