



## HORSHAM DISTRICT COUNCIL CONSULTATION

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| <b>TO:</b>                                                                                                                                                                                                                                                                                                                                                                                                                               | Horsham District Council – Planning Dept                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |
| <b>LOCATION:</b>                                                                                                                                                                                                                                                                                                                                                                                                                         | Linden Homes Development Site Kings Barn Lane<br>Steyning West Sussex                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| <b>DESCRIPTION:</b>                                                                                                                                                                                                                                                                                                                                                                                                                      | Application for Approval of Details Reserved by Condition 18 (underground services) to approved application DC/26/0325 (Removal of conditions 19 (water efficiency measures) and 21 (water neutrality strategy) and variation of trigger of Condition 14 (traffic noise mitigation) of planning approval DC/21/2233 (Outline application for up to 265 dwellings, demolition of No. 37 Kings Barn Lane to provide new pedestrian/cycle/emergency link, provision of vehicular access from the A283 Steyning by-pass. All matters reserved except for vehicular access from A283).) |
| <b>REFERENCE:</b>                                                                                                                                                                                                                                                                                                                                                                                                                        | DISC/26/0199                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| <b>RECOMMENDATION:</b>                                                                                                                                                                                                                                                                                                                                                                                                                   | Advice                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| <b>SUMMARY OF COMMENTS &amp; RECOMMENDATION:</b>                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| <p>The development proposals relating to the underground services, together with the removal of Conditions 19 (Water Efficiency Measures) and 21 (Water Neutrality Strategy), do not appear likely to result in any adverse impacts on the retained trees of high amenity value and landscape importance at the site. As such, no arboricultural concerns are raised in respect of the application; please determine as you see fit.</p> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| <b>MAIN COMMENTS:</b> N/A                                                                                                                                                                                                                                                                                                                                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |

**ANY RECOMMENDED CONDITIONS:** N/A

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| <b>NAME:</b> | Andy Bush Arboricultural officer (Planning) |
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| <b>DEPARTMENT:</b> | STRATEGIC PLANNING - SPECIALISTS |
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| <b>DATE:</b> | 13/08/26 |
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