

**From:** Planning@horsham.gov.uk <Planning@horsham.gov.uk>  
**Sent:** 09 March 2026 13:35:50 UTC+00:00  
**To:** "Planning" <planning@horsham.gov.uk>  
**Subject:** Comments for Planning Application DC/26/0366  
**Categories:** Comments Received

## Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 09/03/2026 1:35 PM.

### Application Summary

**Address:** Land North West of Southwater

**Proposal:** Outline planning application, with all matters reserved (except for primary access to the highway) for a phased development comprising: the demolition of existing buildings and the construction of residential dwellings (including affordable housing) (Use Classes C2 and C3); a mixed-use neighbourhood centre (Use Classes E and F); education facilities (Use Class F1(a)); business and employment floorspace (Use Classes B2, B8 and E(g)); redevelopment of existing agricultural buildings including construction of a building for community use (Use Classes E and F2); improvements to public rights of way; sports pitches; gypsy and traveller pitches/plots; public open space; landscaping, and associated infrastructure.

**Case Officer:** Matthew Porter

[Click for further information](#)

### Customer Details

**Address:** Pilfolds Tower Hill Horsham

### Comments Details

**Commenter Type:** Member of the Public

**Stance:** Customer objects to the Planning Application

**Reasons for comment:**

- Highway Access and Parking
- Overdevelopment

- Privacy Light and Noise
- Trees and Landscaping

Comments:

I am concerned about the over development in an area where there is significant flooding of current roads whenever wet and significant number of closed roads due to fallen trees. Access to Christ's Hospital school and sports centre has increased volume of traffic and danger to pedestrians and cyclists along Two Mile Ash road. This will increase exponentially with increased housing and vehicles. I am concerned about the loss of dark sky areas and loss of species including buzzards and owls with over development. This is a peaceful rural area and noise and private light will ensure that this is no longer the case.

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Kind regards

Telephone:

Email: [planning@horsham.gov.uk](mailto:planning@horsham.gov.uk)



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