From: Laura Downs <Laura.Downs@naturespaceuk.com>
Sent: 15 October 2025 16:17:22 UTC+01:00
To: "Halima.Chowdhury" <Halima.Chowdhury@horsham.gov.uk>
Cc: "Planning" <planning@horsham.gov.uk>
Subject: Re: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Good afternoon Halima,

Planning reference: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Thank you for sending over some further information for the above application. It is considered that the proposed development would present a low risk to great crested newts and/or their habitats. However, as the development is within the red Impact Risk Zone, as modelled by district licence mapping, I recommend that the following informative should be attached to planning consent:

"*The applicant is reminded that, under the Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended), it is an offence to (amongst other things): deliberately capture, disturb, injure, or kill great crested newts; damage or destroy a breeding or resting place; intentionally or recklessly obstruct access to a resting or sheltering place. Planning permission for a development does not provide a defence against prosecution under this legislation. Should great crested newts be found at any stage of the development works, then all works should cease, and a professional and/or suitably qualified and experienced ecologist (or Natural England) should be contacted for advice on any special precautions before continuing, including the need for a licence.*"

Additionally, all works shall be carried out in accordance with the following measures:

- Any demolition materials should be stored in skips or similar containers rather than in piles on ground
- Any trenches left overnight should be covered or provided with ramps to great crested newts from becoming trapped.
- Any building materials such as bricks, stone, wood etc. should be stored on pallets to discourage great crested newts from using them as shelter.

Best wishes,

Laura Downs *(she/her)*
District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com
m: 07356 159774
w: www.naturespaceuk.com
Company operating hours: Monday to Thursday 09:00 - 17:00

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From: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Sent: 10 October 2025 17:24
To: Laura Downs <Laura.Downs@naturespaceuk.com>
Subject: FW: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

External: This email is from an external source. Please exercise caution with attachments, links, or requests for information.

Hi Laura,

DC/25/1210,
Southwater Business Park, Jubilee House, Worthing Road, Southwater,
Installation of a fence around the perimeter of the property.

I refer to the above planning application.

Please see below the applicant's response to your consultation query.

I await to receive your final comments soon.

Kind regards

Halima Chowdhury
Planning Officer

Telephone: 01403 215059
Email: Halima.Chowdhury@horsham.gov.uk

Horsham District Council

Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

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From: Abbie Clarke <abbie@aac-commercial.co.uk>
Sent: 10 October 2025 16:42
To: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Subject: Re: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Hi Halima,

Thank you for your email.

I'd like to confirm that there will be minimal interruption to the vegetation along the property boundary. Only light maintenance and general gardening will take place to ensure the area is kept tidy, there will be no significant removal or alteration to the vegetation.

The property boundary will remain exactly the same, and the new fence will not affect the existing vegetation, just as the current fence does not.

Many thanks

ABBIE CLARKE | DIRECTOR
M: +44 (0) 7876 537 992
London, United Kingdom

AAC Commercial Ltd

From: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Sent: Friday, October 10, 2025 1:42 PM
To: Abbie Clarke <abbie@aac-commercial.co.uk>
Subject: RE: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Dear Abbie,

DC/25/1210,
Southwater Business Park, Jubilee House, Worthing Road, Southwater,
Installation of a fence around the perimeter of the property.

I refer to your email below and I duly note your comments.

However, the Council's Newt Officer has identified there is a fair amount of vegetation within the works areas therefore, please kindly provide further clarity on the degree of vegetation removal for the installation of the proposed fence.

I would appreciate a response by 15th October 2025.

Kind regards

Halima Chowdhury
Planning Officer

Telephone: 01403 215059
Email: Halima.Chowdhury@horsham.gov.uk

Horsham District Council

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From: Abbie Clarke <abbie@aac-commercial.co.uk>
Sent: 10 October 2025 09:23
To: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Subject: Re: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Hi Halima,

I hope you are well.

The application is for the installation of a new secure perimeter fence to replace the existing fence which is currently in a state of disrepair. Our objective of this planning application is to ensure the security of the property as we feel that the property is currently vulnerable given the state of the existing fence. There are no other plans for further alterations at the property. We believe the installation of the fence will have a minimal impact on the vegetation. The installation of the fence will be erected by hand rather than machinery.

Many thanks

ABBIE CLARKE | DIRECTOR
M: +44 (0) 7876 537 992
London, United Kingdom

AAC Commercial Ltd

From: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Sent: Monday, October 6, 2025 6:29 PM
To: Abbie Clarke <abbie@aac-commercial.co.uk>
Subject: DC/25/1210 - Southwater Business Park, Jubilee House, Worthing Road, Southwater,

Dear Abbie,

DC/25/1210,
Southwater Business Park, Jubilee House, Worthing Road, Southwater,
Installation of a fence around the perimeter of the property.

I refer to the above planning application.

Please see below consultation comments from the Council's Newt Officer and kindly provide more information as requested below.

I would be grateful if the requested information could be provided by 13th October 2025.

Kind regards

Halima Chowdhury
Planning Officer

Telephone: 01403 215059
Email: Halima.Chowdhury@horsham.gov.uk

Horsham District Council

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From: Laura Downs <Laura.Downs@naturespaceuk.com>
Sent: 06 October 2025 17:04
To: Halima.Chowdhury <Halima.Chowdhury@horsham.gov.uk>
Subject: NatureSpace Consultation- DC/25/1210 | Installation of a fence around the perimeter of the property.

Good afternoon Halima,

Thank you for consulting us on the above application. I have been reviewing the submitted documents to assess any risks to great crested newts as a result of the development. I can see from the attached photos that there is a fair amount of vegetation within the works areas, please could I request some clarification on the degree of vegetation removal, is the plan to completely remove these sections of scrub/hedge, or is any other management planned here?

Many thanks for your help,

Laura Downs *(she/her)*
District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership
e: Laura.Downs@naturespaceuk.com
m: 07356 159774
w: www.naturespaceuk.com
Company operating hours: Monday to Thursday 09:00 - 17:00

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