

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 22 April 2026 19:32:29 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0589
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 22/04/2026 7:32 PM.

Application Summary

Address:	9 Lots Drive Faygate West Sussex RH12 0BX
Proposal:	Erection of garden building for use as a home office.
Case Officer:	Meg Bayliss

[Click for further information](#)

Customer Details

Address:	18 Orchard Crescent Kilnwood Vale Faygate
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Comments Details

Commenter Type:	Neighbour
Stance:	Customer made comments in support of the Planning Application
Reasons for comment:	- Design - Other - Trees and Landscaping
Comments:	Dear Planning Committee, I am writing with regards the home office consideration for this development. Under Schedule 2 of the covenants all properties on the estate are for the sole use as a private dwelling only. It would be a breach of covenant for this development to be used in the purpose of a business at this address. However, a search of Companies House does not yield a registered business at this address.

As such, the use of amenities, specifically the modest design and the use of already existing trees to allow minimal impact is not only in keeping with the garden village design and intention of the estate but actively incorporates and protects the planted design.

To note, the development mentioned in the application was a retrospective permission and therefore should be disregarded as alternative provisions apply to assess the impact of prospective vs retrospective permissions. However, the guttering and disposal of water into the soakaway would need S106 support from Southern Water and steps must be taken to ensure that the water discharge is without impact to the watercourse. Given the distance to the fencing this seems a minor point, more concerning would be how to prevent the water system from being blocked by the leaf litter entering the system via the roof.

There is no mention in the plan about the installation of electrical or services and therefore this should be considered as a non-habitable dwelling and supported.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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