

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 21 July 2026 14:17:04 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0671
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 21/07/2026 2:17 PM.

Application Summary

Address:	Land Off Old Crawley Road Faygate West Sussex
Proposal:	Outline Application for a development of up to 120 dwellings (including 45% affordable) with all matters reserved except for access.
Case Officer:	Sam Whitehouse

[Click for further information](#)

Customer Details

Address: 67 sycamore avenue Horsham west sussex

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	I wish to register my strongest objection to this planning application. This proposal would result in the irreversible loss of beautiful open fields and woodland that form an important part of the local landscape and provide significant environmental, ecological and community value. The development is unnecessary in this location and would cause substantial and permanent harm that far outweighs any perceived benefits.

The site provides an essential habitat for a wide variety of wildlife. The mature trees, hedgerows, grassland and woodland support birds, mammals, insects, pollinators and other species that rely on these interconnected habitats to survive. Development would lead to habitat destruction, fragmentation and a significant loss of biodiversity, contrary to the principles of biodiversity enhancement expected through the planning system. Once these habitats are destroyed, they cannot simply be recreated elsewhere.

The site may also support protected species, including bats, badgers, nesting birds and other legally protected wildlife. Any disturbance, removal of trees or loss of habitat could have serious ecological consequences. The planning authority should ensure that comprehensive ecological surveys are undertaken before any decision is made, rather than relying on assumptions that the impact can be mitigated.

The woodland and mature trees surrounding this site are invaluable natural assets. They improve air quality, capture carbon, reduce noise pollution, provide shade, help regulate local temperatures and contribute significantly to the character of the area. Their removal or damage would have lasting environmental consequences and would permanently change the appearance and identity of the local community.

The proposal also raises serious concerns regarding flood risk and surface water management. Open fields naturally absorb rainfall and reduce surface water runoff. Replacing these permeable areas with roads, driveways and buildings will increase runoff and could place additional pressure on local drainage systems, increasing the risk of flooding both on and off the site. Climate change is already bringing more frequent periods of heavy rainfall, making the protection of natural green spaces increasingly important.

Traffic is another major concern. Additional housing will inevitably increase vehicle movements, leading to greater congestion, longer journey times and increased risks for pedestrians and cyclists. Local roads are already under pressure, and further development will negatively affect highway safety while increasing air and noise pollution.

The proposal would also place additional strain on local infrastructure and public services, including GP surgeries, schools, dentists, public transport and utilities, many of which are already operating at or near capacity. There is little evidence that sufficient infrastructure improvements would be delivered to accommodate the scale of this development.

Furthermore, the development would result in the loss of valued green space and fundamentally alter the rural character of the

area. The countryside surrounding our homes is not vacant land waiting to be built upon; it is an essential part of the local environment that contributes to residents' wellbeing, supports wildlife and provides a natural landscape for future generations.

The proposal appears to conflict with the core principles of sustainable development and with local planning policies that seek to protect the countryside, conserve biodiversity, safeguard important landscapes, minimise flood risk and ensure that new development is appropriate to its setting. Planning decisions should not only consider the need for housing but also the long-term environmental damage that inappropriate development can cause.

For all of these reasons-including the irreversible loss of biodiversity, the destruction of wildlife habitats, the potential impact on protected species, the increased flood risk, traffic congestion, pressure on local infrastructure, loss of mature trees and woodland, and the harmful impact on the character of the area-I respectfully urge the Local Planning Authority to refuse this planning application.

Protecting our countryside, wildlife and natural environment is not only important for those who live here today but is a responsibility owed to future generations.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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