From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 10 August 2024 12:28:01 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DISC/24/0096
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 10/08/2024 12:28 PM.

Application Summary

Address:	Leonardslee Gardens Brighton Road Lower Beeding West Sussex RH13 6PP
Proposal:	Discharge of condition 7 (Noise Management Plan) of planning permission DC/22/1003 (Variation of previously approved application DC/20/0119 (Construction of security gates and barns and enlargement of associated gardeners compound with adjoining staff car park)).
Case Officer:	Matthew Porter

Click for further information

Customer Details

Address:	Caterways Brighton Road Lower Beeding

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Loss of General Amenity - Other - Privacy Light and Noise
Comments:	The HDC officer report of 10th July 2020 quite clearly stated "to avoid harmful noise and disturbance impacts it is therefore necessary to impose restrictions on the operation of the barn buildings and car park. Working hours for the garden staff are

07:30 - 16:30 on weekdays only and therefore it is expected that the use of the car park will be during these times with some minor extensions beyond these times for certain occasions. At present the garden staff do not work at weekends but it may be that occasional use at weekends by perhaps two or three staff may occur in the future at the very most".
This was your own officers report to prevent loss of amenity.

HDC seem to have 'approved' use of the barn buildings and car park from 07:00 to 19:00 for seven days a week and additionally for use 'at other times to suit events being held'.
So what you are approving is a loss of amenity to local residents in favour of one individual business.

The loss of amenity is compounded by the fact that the barn buildings and car park are not being used by the garden staff for which the planning approval was given but for all and sundry in connections with the very intrusive events laid on by Leonardslee Gardens.
Residents have recorded interference as ealy as 06:30 and with the recent cinema nights approaching mid-night.
This is without doubt a loss of amenity, a breach of the yet to be signed off noise management plan and a very clear indication that whatever restrictions are put in place, Leonardslee Gardens are going to do whatever they please.

The other very clear salient point is that the barn was approved for B8 garden use and not for events which it is very clearly being used for.

To prevent loss of amenity to residents, as highlighted in the HDC officer report, the times of use for the barn buildings and assocaited car park should be STRICTLY restricted to the times given in that report ie 07:30 -16:30 Monday to Friday and occasional weekend use by a maximum of 3 people. Those weekend times should be clearly noted and resticted to times no earlier than 08:00 and no later than 13:00 to prevent the loss of amenity that is currently occurring on a daily basis at times well in excess of the original HDC report recommendations.

It should also be highlighted that in addition to the general loss of amenity through the excessive use of the barn by non gardening staff, the local residents also suffer loss of amenity through the ever increasing number of events which are being planned and executed at times that cannot be considered as being neighbourly or needed for a rural location. To provide an example, cinema nights go on until 23:30 after which time there is a rush of traffic leaving the event.
There have also been several alarm events.

As residents we have a log of the noise events (which have been forwarded on many occasions to the Environmental Health team)

which until such time as the Noise Management Plan has been signed off, should not even be happening because it is a pre occupation condition.
This further highlights that Leonardslee Gardens are not taking one iota of notice of planning requirements, conditions or restrictions.

So are HDC going to approve a loss of amenity to the local residents (some of which only have a fence between them and the source of the noise) or will you act on your original report recommendations that serious restrictions need to be in place to prevent loss of amenity?

Kind regards