[redacted] [redacted]

Sent: 29 April 2025 22:07
To: Planning
Subject: Comment re planning application DC/25/0397 / 1 Smithbarn RH13 6DR
Attachments: PXL_20250419_093259114.jpg

Categories: Comments Received

Dear Sir / Madam,

I am writing in response to the planning application for DC/04/0042 (1 Smithbarn, Horsham, RH13 6DR). While we have no objection to the proposed extension, we do have serious concerns regarding the inclusion of a new fence line as part of the development.

The property is located on a corner plot at a T-junction (Smithbarn/Heron Way), where visibility is crucial for both drivers and pedestrians. The proposed fence line, as currently shown, would obstruct critical sight lines at this junction. This poses a significant safety concern, especially for children crossing here when walking to and from Heron Way and other local schools. With the rise in electric vehicles, which are much quieter and harder to detect by sound, maintaining clear visibility is more important than ever.

The estate benefits from a long-standing open-plan layout, with unfenced frontages that contribute to a spacious, connected feel. The introduction of a solid boundary fence on such a prominent corner plot would disrupt this established design approach and may also set a precedent for similar changes across the estate, gradually impacting the overall layout and character of the area. If this goes ahead, it would set a precedent for all residents to fence in their front gardens with 6-foot fences.

We feel strongly that the fence should remain positioned as it currently is. This would ensure key sight lines are kept as clear as possible to help protect the safety of pedestrians using the junction and maintain the open plan feel of the estate

From a personal point of view, as next door neighbours (5 Heron Way), we strongly oppose the proposal to move the western starting point of 1 Smithbarn's front garden fence approximately 2 metres south along our boundary line. The drawings show this 2 metres in question as a solid boundary wall, however, this wall does not exist, as our garage extension was designed to keep the front open, deliberately without a wall on the boundary between our two front gardens and in keeping with the estate as a whole.

This appears to be an oversight in the new design, as if the new front fence started here, 1 Smithbarn's back garden would not be fully enclosed, there would be a 2 metre gap in their perimeter, and we would have direct sight into their back garden when standing in front of our garage. Please see the photo attached of the open area that is incorrectly shown as a wall on the drawings.

Kind regards

[redacted]
5 Heron Way, RH13 6DF

