



Horsham
District
Council

HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Random Hall Hotel Stane Street Slinfold Horsham
DESCRIPTION:	Change of use from hotel to 7no. residential units (Full application)
REFERENCE:	DC/26/0517
RECOMMENDATION:	Advice / No Objection / <u>Objection</u> / More Information / Modification / Refusal
SUMMARY OF COMMENTS & RECOMMENDATION: Enterprise Horsham (Economic Development) objects to this proposal.	
MAIN COMMENTS: This proposal conflicts with the Enterprise Horsham Economic Strategy, which prioritises maintaining and enhancing visitor accommodation provision within the district. The permanent loss of a hotel at this location would directly undermine strategic objectives to support and grow the visitor economy. Evidence shows that between 2016 and 2026 Horsham’s traditional visitor accommodation stock has reduced noticeably. The total number of establishments has fallen by approximately 14%, with losses concentrated particularly among inns and guest houses/B&Bs. The market is therefore restructuring, and the continued loss of traditional accommodation risks reducing diversity and resilience within the sector. Although alternative accommodation formats such as glamping, caravan and camping provision, and residential conference/outdoor education centres have grown, these do not provide a direct substitute for serviced hotel accommodation. Hotels continue to play an important role in supporting business travel, events, weddings, and overnight visitor stays in accessible locations. The loss of a hotel such as Random Hall would therefore diminish the district’s ability to meet a range of visitor needs. The proposed change of use would therefore: • Reduce the district’s supply of serviced visitor accommodation • Limit opportunities for extended visitor stays and business tourism • Weaken the overall visitor offer and resilience of the tourism economy • Result in the loss of hospitality jobs and associated economic activity • Negatively impact ancillary businesses that benefit from staying visitors While we acknowledge that Appendix A and B may contain information relevant to the marketing evidence and matters we would wish to review, we have been unable to view these documents at the present time and therefore are unable to comment on their contents in detail. Based on the information currently available, we acknowledge that marketing of the site has taken place historically with limited enquiries. However, given the ongoing structural changes within the accommodation market, a more up-to-date and robust marketing exercise should be undertaken to fully demonstrate that continued hospitality or alternative commercial uses are not viable. Consideration should also be given to alternative employment-generating uses, including hybrid hospitality models or other commercial opportunities, which would better align with economic development objectives	
ANY RECOMMENDED CONDITIONS:	
NAME:	Julie Cavallo
DEPARTMENT:	Enterprise (Economic Development)
DATE:	28.04.26

