From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 19 November 2024 14:42:50 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/24/1332
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 19/11/2024 2:42 PM.

Application Summary

Address:	Kingstone Bramble Lane West Sussex Thakeham RH20 3DZ
Proposal:	Application to confirm the construction and occupation of a Class C3 residential dwellinghouse, outbuildings and associated amenity space (Lawful Development Certificate - Existing)
Case Officer:	Bethan Tinning

Click for further information

Customer Details

Address:	The Old Rectory The Street Thakeham

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Loss of General Amenity - Other
Comments:	Visits to this part of Thakeham by planning and enforcement officers from HDC have been made many times over the years since the farmland was sold in 2010 and part was subsequently subdivided into very small plots. It has been a contentious sale of land because of its subdivision into small plots has led to enclosure and belief by some owners that permission would be

given for building homes. An Article 4 directive was issued by HDC to remove some permitted development rights and ensure a measure of control was obtained over how this land was used. It was one of the main reasons Thakeham Parish Council embarked on producing a neighbourhood plan and Policy 8 sets out how the Council seeks to protect this area from inappropriate development.

From these visits and enforcement action taken by HDC, all owners will have been aware that any residential use would be resisted. Regular visits ensured there was no evidence that these plots were being used for dwellings or if there was evidence, enforcement action was taken.

This area is not suitable for residential use because access to roads is via agricultural rights of way which are not suitable for regular vehicle movements nor is there a legal basis for these rights of way to be used for residential use.

This land is in the countryside and is outside the 2 built up areas in the village. It is in these areas where new homes should be built unless areas are designated by HDC's Local Plan or by Thakeham's Neighbourhood Plan.

Kind regards