

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 06 October 2026 19:16:29 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0266
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 06/10/2026 7:16 PM.

Application Summary

Address:	Thakeham Mushrooms Storrington Road Thakeham Pulborough West Sussex RH20 3DY
Proposal:	Demolition of existing buildings and the redevelopment of the site to provide 150 dwellings, including affordable housing, land for the community land trust, works to public right of way and associated landscaping, biodiversity net gain bank, public open space, storage building, ancillary parking and all associated infrastructure.
Case Officer:	Sam Whitehouse

[Click for further information](#)

Customer Details

Address: Bottom Cottage The Street Thakeham

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Highway Access and Parking - Overdevelopment - Privacy Light and Noise - Trees and Landscaping
Comments:	I wish to object to the proposed development of 150 dwellings (with potential for further expansion) on the following grounds:

****Highway safety and access.**** The site is served by a single, narrow rural road that is already hazardous. A development of this scale would significantly increase traffic volumes and compound existing risks to drivers, cyclists and pedestrians.

****Lack of local infrastructure and services.**** The area has no GP surgery, dental practice or convenience retail. New residents would have no realistic alternative to private car use for essential daily needs, which places additional strain on neighbouring services that are themselves likely to be at capacity.

****Environmental sustainability.**** The proposal is fundamentally at odds with the principles of sustainable development set out in the National Planning Policy Framework. Some 150 additional car-dependent households would materially increase vehicle emissions, light pollution and noise pollution, placing further pressure on a rural landscape and ecosystem that is already under strain.

****Harm to the existing community.**** The development appears to prioritise commercial return over the interests of the established community, whose residents contribute to the area's character and cohesion and whose concerns deserve proper weight in the decision-making process.

For these reasons, I respectfully request that the application be refused.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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