From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 11 July 2024 08:36:47 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/24/0845
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 11/07/2024 8:36 AM.

Application Summary

Address:	Chantry Farm West Chiltington Lane Coneyhurst West Sussex RH14 9DY
Proposal:	Variation of condition 2 of previously approved application reference DC/13/0698 (Replace mobile home with permanent dwelling for agricultural worker) occupational condition to be amended to include Equestrian occupiers.
Case Officer:	Shazia Penne

Click for further information

Customer Details

Address:	Penberth, West Chiltington Lane Coneyhurst Billingshurst

Comments Details

Commenter Type:	Consultee
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	- Other
Comments:	We see no reason why a change in use should not be approved assuming the property continues to use the approved accesses as detailed in planning applications. Decision-makers should please take note of the following:

o HJ Burt's marketing documents submitted in this application both under the Directions on page 13 and in the map on page 15 specify an alternative access as the 'entrance drive' - the hashed area is a rarely used dirt track which borders Penberth and other properties; however

o Access relating to this application is clearly specified in the documents under the approved planning applications:

- DC/13/0698 Latest Plan 12/06/2013 (Location and Site Plan DE437_01 REV P3); and in addition

- DC/21/2531 Latest Plan 12/11/2021 (Location and Block Plan DE437_01, REV P5)

- It is a reasonable assumption that, if approved, these permissions would allow for either a private equestrian enthusiast or, perhaps more likely, an equestrian business and associated traffic

- Given the marketing material for the sale of these properties indicates alternative approaches we trust that HDC will seek concrete assurances that any business related (including traffic relating to an equestrian business), construction and/or public services vehicles continue to use the access (further North on West Chiltington Lane) documented in the aforementioned approved planning applications. This will ensure that the dirt track continues to be free of volumes of such vehicles and that access, safety and security, as well as the peaceful environment of the bordering properties is maintained.

Kind regards