
Sent: 13 February 2026 16:48
To: Planning
Subject: Application DC/25/2057 Land North of Little Slaughterford
Categories: Comments Received

**Address - Camomile Barn, Emms Lane, Brooks Green, West Sussex, RH13
OTR**

13th February 2026

Reasons for comment:

- Design
- Other

Planning Department, Horsham District Council, Parkside, Chart Way, Horsham, RH12 1RL – sent by email

To the Planning Officer,

Planning Department, Horsham District Council, Parkside, Chart Way, Horsham, RH12 1RL – sent **by email**

Application DC/25/2057 Land North of Little Slaughterford, Chapel Road, Barns Green 68 Dwellings – Miller Homes

CHALLENGE to WSCC Lead Local Flood Authority (LLFA) Consultation Response dated the 4th February 2026

I challenge the consultation response from the LLFA which is inadequate and incomplete for the following reasons.

- (1) No cognisance or recognition is given to serious flooding that has regularly occurred adjacent to this proposed development site.
- (2) LLFA say they have no objections provided only generic conditions are stated which do not take account of the specific details of this location.
- (3) The LLFA comments appear more focussed on the flooding risk to the proposed housing development itself rather than adjacent properties.

The reality is that serious flooding regularly occurs in this area with water entering the Barns Green Village Stores and Post Office and Herons Reach cottage taking place on a number of occasions, and the flooded area and properties affected has extended as far as properties in Six Acres.

It should be noted that in their letter dated the 5th February 2026 to the HDC Case Officer the Campaign for the Protection of Rural England (CPRE Sussex) gave full details of the flooding risks and made the following statements

- *'In summary, the effectiveness of the proposed design and mitigation measures in preventing surface water from the Site causing flooding off-site for the lifetime of the development (a minimum of 100 years) is not assured'.*
- *'The requirement for development without increasing flood risk elsewhere stipulated in HDPF Policy 38 Strategic Policy Flooding, and NPPF 178 b. in respect of the proposed scheme cannot be satisfied'.*

The comments made in the LLFA are therefore mis-leading.

Yours faithfully,

