

THAKEHAM PARISH COUNCIL CONSULTATION COMMENTS

TO:	Horsham District Council – Planning Dept
SITE ADDRESS:	Sir Roberts Farm Goose Green Lane Goose Green West Sussex
PROPOSAL:	Demolition of existing building. Erection of a replacement barn style 4 bed dwelling, together with a detached garage and associated access. Change of use of land from paddock to residential curtilage -
REFERENCE:	DC/26/0083
RECOMMENDATION:	STRONG OBJECTION
SUMMARY OF COMMENTS & RECOMMENDATION: Thakeham Parish Council (TPC) Strongly Objects to the application.	
MAIN COMMENTS: TPC have grave concerns regarding the upscaling of this application over time without any actual building work being undertaken. The building was originally used by light industrial and permission was granted in March 2024 for a Change of use and associated minor alterations to an existing building (currently Use Class E(g)(iii)) to a one-bedroom residential dwelling house (Use Class C3). Reference DC/23/1550. TPC contend that HDC granted permission and was mindful of the impact that a 1 bedroom house would have with regards to amenities, the site and impact on the wider area in terms of visuals and the environment. However, what we have today is as gross overdevelopment of this plot within and ever overdeveloping site. By way of enlarging from a 1 bed to a 4 bed, this application is requesting a 300% increase in size and scope. The street scene will be dominated by this proposal in an old rural landscape which is outside of the built up area and will urbanise the area which is contrary to policies 1, 7, 8, 9, 10 and 11 of the Thakeham Neighbourhood Plan. In losing the paddock in an area dominated by equestrian activities – the application runs contrary to policy 10, 26 and 33 of the HDC Local Plan. TPC request that this application be deferred to a Full Meeting of the HDC Planning Committee where they can take a view of this application not only in isolation – but against the cumulative effect of multiple applications coming online on the site known as Sir Roberts Farm.	
ANY RECOMMENDED CONDITIONS:	
NAME:	A.Brown (Parish Clerk)
DATE:	10.02.2026