

MEMORANDUM TO PUBLIC HEALTH AND LICENSING – PLANNING CONSULTATION

Application No: DC/26/1096

Case Officer: Hannah Darley

Address: Wychwood Barn Brighton Road Shermanbury

Proposal: Demolition of existing barn and erection of 2no. new build dwellings, with use of existing barn as a car port.

Date comments required by: 30/07/26

Details of the application can be viewed at <https://www.horsham.gov.uk/planning/planning-applications/view-and-comment-on-planning-applications>

Planning History:

Comments of Case Officer:

Specific areas that PHLO are asked to comment on:

Initial view of Case Officer:

PHLO Comments:

The Contamination Risk Assessment prepared by EAS Limited and dated May 2026 has recommended soil remediation works are undertaken to ensure the site is safe a suitable for residential use.

If the application is approved the following conditions should be applied:

1. Prior to the first occupation (or use) of any part of the development hereby permitted, a contamination verification plan shall be submitted to and approved, in writing, by the Local Planning Authority. The verification plan shall provide details of the data collected in order to demonstrate that the remediation works as detailed in Section 9 of the Contamination Risk Assessment prepared by EAS Limited and dated May 2026 are complete and identifying any requirements for longer-term monitoring of pollutant linkages, maintenance and arrangements for contingency action where required.

2. If, during development, contamination not previously identified is found to be present at the site then no further development (unless otherwise agreed in writing with the local planning authority) shall be carried out until the developer has submitted a remediation strategy to the local planning authority detailing how this unsuspected contamination shall be dealt with and obtained written approval from the local planning authority. The remediation strategy shall be implemented as approved.