

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 02 April 2026 10:28:13 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0366
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 02/04/2026 10:28 AM.

Application Summary

Address: Land North West of Southwater

Proposal: Outline planning application, with all matters reserved (except for primary access to the highway) for a phased development comprising: the demolition of existing buildings and the construction of up to 1,000 residential dwellings (including affordable housing) (Use Class C3); up to 80 specialist accommodation units (Use Class C2); a mixed-use neighbourhood centre (Use Classes E and F); education facilities (Use Class F1(a)); business and employment floorspace (Use Classes B2, B8 and E(g)); redevelopment of existing agricultural buildings including construction of a building for community use (Use Classes E and F2); improvements to public rights of way; sports pitches; gypsy and traveller pitches/plots; public open space; landscaping, and associated infrastructure

Case Officer: Matthew Porter

[Click for further information](#)

Customer Details

Address: 8 Wealdon Close Southwater Horsham, Southwater

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Reasons for comment:

- Design
- Highway Access and Parking
- Loss of General Amenity
- Overdevelopment
- Privacy Light and Noise
- Trees and Landscaping

Comments:

We are concerned about this about this application for the following points:

1. It will worsen the access to NHS facilities, hospital access and emergency services response times.
2. No highway improvements are planned which will mean heavy road congestion, rat runs through the village and higher accident risks.
3. There is no water resilience planning and water shortages with therefore be inevitable in the village.
4. There will be a permanent loss of nature and farmland in and around the village, with long term impacts on biodiversity.
5. The development is too big and ill thought through and will negatively affect the residents of Southwater for decades to come.
6. The possibility of there being gypsy and traveller pitches in the village and the inevitable negative impact this will have to the area.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**

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