From: Planning@horsham.gov.uk
Sent: 01 November 2024 23:08
To: Planning
Subject: Comments for Planning Application DC/24/1575

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 01/11/2024 11:08 PM.

Application Summary

Address:	Jack Dunkleys Birchfield Nursery Birchfield Nursery Kidders Lane Henfield West Sussex BN5 9AB
Proposal:	Prior notification for the change of use of an existing portacabin to be changed to flexible commercial (Class R).
Case Officer:	Robert Hermitage

Click for further information

Customer Details

Address:	Birchfield House Kidders Lane Henfield

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Loss of General Amenity - Overdevelopment - Privacy Light and Noise
Comments:	Hi HDC. As the neighbouring property to this application we object to any proposed development of this portacabin to Class R - agricultural buildings to a flexible commercial use under the GPDO. Change of use to Class R would be further detrimental to our property in terms of noise and visual disturbance that is currently ongoing from people visiting the site and vehicular movements. The very nature of the structure being a temporary portacabin makes it fall outside the GPDO

definition of an 'agricultural building'.

agricultural building" means a building (excluding a dwellinghouse) used for agriculture and which is so used for the purposes of a trade or business;

The portacabin has not been used as an agricultural building since we moved into our neighbouring property in 2016.
The current use of the portacabin is a makeshift sweet shop trading as Family Emporium Ltd thus not agricultural. Historically this portacabin has included unauthorised uses including but not limited to office for car sales business, storage business and by G and S Clearance when they were tenants at the site. We noted this in our objection to DC/20/1906.

It can be noted that all the structures not associated with tenants Garden Sage are in fact not in agricultural use nor have they been since the closure of Birchfield Nursery. The entire site is subject to outstanding enforcement notices.

Use unsuitability of this temporary structure for retail would also create a safety hazard whereby children/pedestrians will be mixing with the adjoining machinery repair business, HGV storage and site telehandler.

Conversion to Class R would be detrimental to the locality and the enjoyment of our neighbouring property and is not in keeping with the rural surrounding.

We therefore request this application be refused.

Kind regards,

[redacted]

Kind regards