

**From:** Planning@horsham.gov.uk <Planning@horsham.gov.uk>  
**Sent:** 01 February 2026 22:56:52 UTC+00:00  
**To:** "Planning" <planning@horsham.gov.uk>  
**Subject:** Comments for Planning Application DC/25/2057  
**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 01/02/2026 10:56 PM.

### Application Summary

|               |                                                                                                                                                                                                                                                                 |
|---------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Address:      | Land North of Little Slaughterford Chapel Road Barns Green West Sussex                                                                                                                                                                                          |
| Proposal:     | Proposed development of 68 dwellings with vehicular and pedestrian accesses, public open space, hard and soft landscaping and associated works including supporting foul and surface water drainage works, and works to existing culverted watercourse on site. |
| Case Officer: | Alice Johnson                                                                                                                                                                                                                                                   |

[Click for further information](#)

### Customer Details

|          |                                      |
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| Address: | 26 Finians Field Barns Green Horsham |
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### Comments Details

|                      |                                                                                                                                                                                                                                             |
|----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Commenter Type:      | Member of the Public                                                                                                                                                                                                                        |
| Stance:              | Customer objects to the Planning Application                                                                                                                                                                                                |
| Reasons for comment: | <ul style="list-style-type: none"><li>- Design</li><li>- Highway Access and Parking</li><li>- Loss of General Amenity</li><li>- Other</li><li>- Overdevelopment</li><li>- Privacy Light and Noise</li><li>- Trees and Landscaping</li></ul> |

Comments:

I would like to object to the application for development of the land north of Little Slaughterford for the following reasons.

Infrastructure & Services:

The Sewage Works is over the capacity of the limit stated by Southern Water. This is even before the recent addition of Sumners Fields to the parish. Discharge of Sewage into the stream is a real problem. Already the current overflows from the Barns Green sewage treatment works are threatening the River Ardur Restoration Project. These seriously damaging overflows will increase if the application is not refused.

Flooding - roadway surface water and other run off is already a problem in the parish. We have regular flooding in the area, just last week roadway flooding breached a number of properties on trout lane. Extra development is going to make this a more regular occurrence. It's a serious problem for our parish and should not be dismissed without proper remedies being put in place. I would like to see any development plans showing a solution to this problem and a plan to prevent it happening at the developers own cost. Electricity supplies - the current infrastructure is not adequate for the houses currently on the network. The recent houses of Sumners fields are not even able to connect to the network and those occupied are being supplied by generators off grid. Any new development needs to show a realistic plan for upgrading of the electricity network to eliminate issues with electricity connection. The parish has regular power outages throughout the year, this demonstrates the current network is not good enough to support current capacities. To support additional dwellings there would need to be an immediate upgrade to the network before any planning be considered.

Highway, safety, traffic, & parking:

The extra traffic generated by this development has the potential to cause congestion and increase the risk of accidents. This is a rural community with roads rapidly becoming unsuitable for existing traffic flows, increasing this will only make this worse. Public transportation is non existent in the parish. The only feasible way to connect with towns outside of the village is by private car. Roads connecting to the nearest train station or neighboring villages are not safe for pedestrians.

Climate, sustainability and Neutral Environment:

This development would need to remove ancient hedges which provide important wildlife habitats and help retain surface water runoff. The land proposed provides important habitats for wildlife in the area and has been identified as an area where dormice are living. There is an ancient woodland on the perimeter of the site and the current plans do not provide sufficient distance between it and the woodland which should be protected.

Planning Policy:

This development conflicts with the Countryside Policy, the

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development site lies outside the Built-up Area Boundary (BUAB) and is defined as 'Countryside' where development should only be permitted if essential.

The development is not one of the identified sites in the Neighborhood Plan and is not meeting proven local housing demand in an appropriate manner, and should be refused. I believe the site was deemed undevelopable under the neighborhood plan, SHELAA and current Horsham District Planning framework.

HDC Housing Officers stated concerns with housing mix and deliverability.

The house designs are imposingly high and the density is urbanization which leads to concerns of over development, inappropriate house design and density.

Other:

The proposed road layout for development jeopardizes the viability of the community pub, village shop and post office which are essential to elderly residents due to the limited public transport.

Loss of Village Amenity with the field no longer available for community and charity events

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Kind regards

**Telephone:**

**Email:** [planning@horsham.gov.uk](mailto:planning@horsham.gov.uk)



**Horsham  
District  
Council**

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