

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 09 September 2026 23:37:20 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0933
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 09/09/2026 11:37 PM.

Application Summary

Address:	Land Between Muntham Drive and Smugglers' Lane Chapel Road Barns Green West Sussex
Proposal:	Erection of 31 dwellings with access from Chapel Road including roads, parking and open space.
Case Officer:	Alice Johnson

[Click for further information](#)

Customer Details

Address:	15 Smugglers Way Barns Green
----------	------------------------------

Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Loss of General Amenity - Other - Overdevelopment - Trees and Landscaping
Comments:	I wish to object to this application, an update of information that has come in on this application from Southern water is beyond the realms of belief. Not a month ago they (S/Water) stated in a letter to HDC they could not confirm there was capacity. Now a month later they can confirm there is capacity an answer

without foundation.

To run a test with no rain.

Any testing that they might do would not be available until later in September but not as yet.

Southern water are at best incompetent. The fact that they have been fined the largest fine ever handed to water company is apparent in their total inefficiency.

Southern water are happy to hide the truth which they are aware of that Barnes Green water treatment plant regularly floods raw sewage and they are happy to exacerbate this to the existing residence of Barnes Green rather than tell the truth.

Shame on southern water and Horsham District Council who are also aware of the issue that Barnes Green floods with raw sewage.

Building more houses would mean existing properties will flood more. Please, I urge all the district councillor to reject this application.

I also wish to object to this application on the grounds on how detrimental this application would be to the rural environment which supports wildlife, plants and trees in the village.

Horsham District Council stance that they need to build more houses doesn't hold water when it comes to the fact that Itchingfield neighbourhood plan offers 20+ more sites that could be developed yet Horsham District Council has chosen to ignore these. There is a brownfield site already earmarked for development in the old Itchingfield grounds. But no HDC would rather allow developers to tear up farm land. I guess profit margins for developing farmland is cheaper. Farmland can not be replaced ever.

The fact they allow developers to gloss over facts, there is not a bus service suitable for commuting into Horsham.

There is definitely an issue with people not wanting to live in Barnes Green in the fact that Sigma homes at Sumner's farm are still finding it difficult to sell the properties, houses completed for some time now, even the shared ownerships are completely empty, this surely shows how little interest there is to moving to Barnes Green.

Maybe planners who are not local and come from an urban environment have little understanding of what it means to live in a village, where everybody pulls together. What appears to be little things to others, the original Barnes green field, where the car festival is held, Run Barnes Green use this area too, when the whole village comes together for such events, it means so much to the village residents. This is the simple reason the village made these fields the least that the residents wanted to be developed.

The village suggested 24 other possible sites included in the neighbourhood plan. This application is totally detrimental to the village and will have lasting poor effect.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



Horsham District Council, Alberty House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton