From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 17 November 2026 02:29:04 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/1645
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 17/11/2026 2:29 AM.

Application Summary

Address:	Land North of Shermanbury Road Partridge Green West Sussex RH13 8EU
Proposal:	Variation of Condition 10 of previously approved application DC/24/0428 (Outline planning application for the erection of up to 120 dwellings with public open space, landscaping, and sustainable drainage system (SuDS) with vehicular access point with all matters to be reserved except access.) Relating to Water Neutrality.
Case Officer:	Sophie Moore

Click for further information

Customer Details

Address:	41 The Rise Partridge Green West Sussex

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Other
Comments:	Until such time that a new reservoir has been built, to ensure a continuing secure water supply for the area, there should be no question of removing condition 14. I can only assume that Natural England and the Environment Agency were pressurised into back-tracking on water neutrality and Southern Water will obviously

agree to anything that will increase their profits. While I very much doubt that anyone seriously believes that water neutrality could ever be achieved on large scale developments, suitably managed and monitored by a truly independent body, it could possibly work for small developments and, at the very least, it's inclusion as a condition of granting planning consent acknowledges the fact that we are in a water stress area and not currently in a position to cope with the increase in demand that will result from further development. The developers claim that the residents would be restricted to 110 litres per person per day, but make no mention of how they propose that this could ever be enforced and, even if it could be, it would still put increased strain on already stretched resources.

The reduction in the Southern Water license cap on water extraction, to protect the Arun valley habits is to be welcomed, but there is no mention whatsoever of steps to be taken to even make-up for this reduction let alone provide the increase required to supply further development. All of which leaves me wondering if their only 'plan' is to ignore the license cap and continue overextraction as I understand they have done in the past. Consequently, if this and other developments are permitted to go ahead, without an appropriate increase in supply, it will become inevitable, with our changing climate, that the likelihood of disruption to our water supply, with the resulting hosepipe bans and the strong possibility of dependence on bottled water, will be greatly increased as happened in Kent and East Sussex during last summer.

Water is essential for life and to allow the removal of condition 14 from this, or indeed any other planning applications, until such time as a new reservoir has been built would be highly irresponsible and Horsham District Council needs to resist any coercion from the Government to force them to do so and also be prepared, if necessary, to take legal action to safeguard our dwindling water resources.

Kind regards

Telephone:

Email: planning@horsham.gov.uk

Horsham District Council

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