

HORSHAM DISTRICT COUNCIL CONSULTATION

TO:	Horsham District Council – Planning Dept
LOCATION:	Land Parcel at 518618 134195 Old Holbrook Horsham West Sussex
DESCRIPTION:	Application for discharge of S106 Obligations (Schedule 4, Parts 2, 4, 8 & 9) of Outline Planning Permission reference DC/16/1677 relating to details of the Sports Hub.
REFERENCE:	S106/26/0025
RECOMMENDATION:	More Information
SUMMARY OF COMMENTS & RECOMMENDATION: More information is requested to satisfy the requirements of the S106 schedule 4 parts 8 (Youth Facility) and 9 (Mountain Bike Trail) obligations. Please see details below. In addition, please note paragraph 1 below highlighting that Part 3 of the legal agreement must also be discharged prior to commencement of the Sports Hub and indicating outstanding information with regards the specification of the artificial pitches.	
MAIN COMMENTS: 1. The following is noted within the Delegated Report for Reserved Matters for the Sports Hub under approved DC/26/0012, <i>"The applicant has responded that the details do not need to be included with this application. This is partly on the basis that Schedule 4, <u>Part 3 of the legal agreement (DC/16/1677) requires (along with other matters) the submission of a Sport Pitches Specification to the District Council for approval. This is to be submitted prior to commencement of the Sports Hub.</u> The Sports Pitches Specification is pursuant to the guidance in Appendix 8 of the S106. In relation to the Artificial Grass Pitch, the same Appendix states that the specification shall be in accordance with the most up to date version of Sport England guidance. The details to be submitted under the above s106 requirements would need to meet the Sport England guidance, which may require additional details beyond that approved under the current application for the Sports Hub....As stated, a number of their concerns raised can be addressed through the details to be submitted under the S106 requirements including, importantly, details of how the 3G infill will be captured to avoid it causing environmental harm."</i> 2. Part 2 (Sports Hub) – details pertinent to landscape have been approved under DC/26/0012 therefore no further comments 3. Part 4 (Mugas specification & appendix 8 compliance schedule) – details approved under DC/26/0012 therefore no further comments	

4. **Part 8 (Youth Facility & appendix 8 compliance schedule)** - Recommend the submission of a plan with the details and design of the proposed sign for approval to satisfy this obligation.
5. **Part 9 (Mountain Bike trail & appendix 8 compliance schedule)** - Recommend the submission of a plan with the details and design of the proposed sign for approval to satisfy this obligation.

RECOMMENDED CONDITIONS: N/A

SIGNED OFF BY:

Inês Watson CMLI
Specialists Team Leader (Landscape Architect)

DATE:

30/06/2026