

From: Planning@horsham.gov.uk
Sent: 25 March 2026 17:34
To: Planning
Subject: Comments for Planning Application DC/26/0430

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 25/03/2026 5:34 PM.

Application Summary

Address: Horsham Golf Park Denne Park Horsham West Sussex RH13 0AX

Proposal: Removal of Condition 33 of previously approved application DC/23/1178 (Outline planning application with all matters reserved save for access for the development of a Sports and Leisure Hub including the provision of communal facilities, nursery, Golf College, sports club house (containing Health & Fitness spa, changing facilities and food & beverage) and an educational facility for Warren Clark Golfing Dreams (Use Classes E, F1 & F2); a local centre containing a convenience store and co-working space (Use Classes E & F2); the provision of supporting landscaping, open space and related infrastructure; outdoor sports and leisure provision comprising Driving Range, re-provision of golf (including supporting golf facilities) and hockey (including pitches and training area) (Use Class F2) and up to 800 dwellings (Use Class C3).) relating to the removal of the requirement to submit details of water supply.

Case Officer: Jason Hawkes

[Click for further information](#)

Customer Details

Address: Flat 5 Denne Park House Denne Park, Horsham

Comments Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Reasons for comment:

- Highway Access and Parking
- Loss of General Amenity
- Overdevelopment
- Trees and Landscaping

Comments: HIGHWAY & TRAFFIC

The B2237 is a busy, fast-moving, dangerous road with restricted visibility because of bends and undulations, poor lighting, and inadequate pavements, often littered with debris. Although narrow and unsuitable, this rural road is a major route between Horsham and Worthing, with no viable alternative and the volume of traffic has increased following large housing developments at Southwater, more of which are proposed. [REDACTED]

[REDACTED] The road surface is brittle and currently very badly rutted and unable to withstand the present level of traffic. The introduction of cars from 800 houses plus visitors to residents and sports facilities and commercial vehicles will make present unsafe conditions even worse. As a frequent cyclist on this road I have had numerous frightening experiences because of the inadequate road width preventing separation between motor vehicles and bicycles

POLLUTION

Air, noise, and litter pollution has already increased to the detriment of local residents, walkers, cyclists, and wildlife. Any further deterioration should not be countenanced

URBAN SPRAWL

Horsham is a much-loved, historic town, with a distinct character. Previous administrators vouched to preserve this by keeping attrition within bounds, with no developments south of the railway bridge on the B2237. The creation of yet another characterless development will demean the inheritance bestowed by the district's forefathers.

CUSTODIANSHIP OF DENNE PARK AND ITS SURROUNDINGS

The grounds of Denne Park and surroundings are outstanding, for residents and for the many enjoying traversing the estate's footpaths. Such facilities should be preserved in their entirety - not restricted or despoiled by encroaching developments

COMMUNITY LUNGS

The enhancement and preservation of green spaces should be a top priority - it is stated to be. The area under threat provides a much-needed recreational breathing space for the town

WILDLIFE & HABITAT

The location is blessed with an abundance of wildlife, from bats and newts to deer, [REDACTED] foxes, and a wide variety of birds, including herons, buzzards, woodpeckers and a multitude of other species. Already many trees in the area have been lost to Ash Dieback Disease and further mature trees would inevitably be felled were the development allowed to proceed. The destruction under concrete of much-valued and constantly-under-attack natural habitats of biodiversity must be protected. Once destroyed they can never be replaced

SUMMARY

New housing is necessary and as someone who has played and supports sport I am not against the introduction of sporting facilities, however, the proposed development is in the wrong place and should not be permitted because of the adverse impact it would have on traffic, pollution, wildlife, the character of Horsham, and the immediate and wider environment of both the particular locality and the district. For those reasons the initial planning application for the proposed scheme was originally refused by the Council. That was the correct decision and should be reinstated

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**



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