From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 24 November 2026 14:23:39 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/1676
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 24/11/2026 2:23 PM.

Application Summary

Address:	Wilderness Farm Broadwater Lane Copsale Horsham West Sussex RH13 6QW
Proposal:	Outline Application for redevelopment of the site to provide up to 16 dwellings, ancillary parking and landscaping with all matters reserved
Case Officer:	Stephanie Bryant

Click for further information

Customer Details

Address:	Birchwood Broadwater Lane Horsham

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Highway Access and Parking - Overdevelopment - Privacy Light and Noise - Trees and Landscaping
Comments:	We live in the rural area of Copsale. Development of this site would lead to significant increase in traffic, putting strain on already crowded country lanes which are used by people on foot, bikes and horses.

The setting is a smallholding and in keeping with other smallholding pieces of land around it. Development would create more than double the amount of houses in the ghyll house farm and increase the number of houses on broadwater lane by more than 30%. This is huge for a small rural community.

Broadwater lane is, in many places, a single file road which is used by many for walking, cycling and horse riding. Increasing the number of residents in the local area by 30% creates even more traffic which impacts on local use of the infrastructure.
The ghyll house farm area has a history of flooding issues, further development would not help this.

Local wildlife are being excluded from their habitats by the section of deer fences and buildings. There is clear evidence of this through observing the movement of wildlife and their nests/ burrows/ areas of rest over the last year. This development would further disrupt these animals. There have also been newts found within a mile radius of this location.

Finally, a development of this size would create light and noise pollution in an area which has been designated as rural and country for many years.

Kind regards

Telephone:

Email: planning@horsham.gov.uk

Horsham District Council