

Planning Compliance Report

Land at North Horsham (RM.4), Mowbray, West Sussex,
RH12 4TW

Project Reference
794-PLN-HER-02113

Date 10/12/2025

Planning Compliance Report

Document status					
Version	Purpose of document	Authored by	Reviewed by	Approved by	Review date
1	Draft for Review	Stephen White	Duncan Hawkins	Duncan Hawkins	December 2025
2	Draft for Issue	Stephen White	Duncan Hawkins	Duncan Hawkins	December 2025

Approval for issue	
Duncan Hawkins	December 2025

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Executive Summary

This Planning Compliance report has been prepared by Tetra Tech on behalf of Bellway Homes Limited (South London).

To compile the report, the following actions have been undertaken;

- A review of the desk-based assessment for the Site
- A review of the previous evaluation and mitigation exercises within the wider development area
- Consultation with Historic Environment Planning, Surrey County Council, Archaeological Planning Advisers to the LPA (Horsham District Council).

The site is located in an area of moderate archaeological potential but a review of the previous archaeological evaluation data, along with consultation with the advisor to the LPA indicated that the prior archaeological evaluation established that this land parcel did not require any further archaeological mitigation.

Therefore, the archaeological conditions have been met, and no further fieldwork or mitigation measures are required.

This report forms a short note that fulfils the archaeological planning requirements for this Site.

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1 Introduction & Scope of Study

- 1.1 This archaeological Planning Condition report has been prepared by Stephen White, Tetra Tech Associate Director (Archaeology) on behalf of Bellway Homes Limited (South London).
- 1.2 The report summarises archaeological, topographic and land-use information plus details of discussions with the LPA's Archaeological Planning Advisers and fulfils the archaeological planning requirements for this Site.
- 1.3 The subject of this report is Land at North Horsham (RM.4), Mowbray, West Sussex, RH12 4TW, centred on National Grid Reference (NGR) TQ 18585 34089. The Site covers an area of c.3.3ha on the northern side of Horsham. The site comprises the southern half of an agricultural field. Bound to the north and north-east by a new access road; to the south-east by residential development; to the south by an agricultural field, and to the west by the listed property of Holly wick Farmhouse (list number 1027067) and by the road of Old Holbrook.

Scope of Study

- 1.4 To compile the report, the following actions have been undertaken;
- A review of the desk-based assessment for the Site (ASE 2016).
 - A review of the previous evaluation (Wessex 2020).
 - Consultation with Historic Environment Planning, Surrey County Council, Archaeological Planning Advisers to the LPA (Horsham District Council).
- 1.5 The document has been completed with reference to current national guidelines, as set out in the;
- Historic England documents 'Management of Research Projects in the Historic Environment' (Historic England 2015a).
 - Historic Environment Good Practice Advice in Planning' (Historic England 2015b&c).

Planning Consent

- 1.6 The outline planning application for the entire development is permitted, with all matters reserved except for access, for a mixed-use strategic development to include housing (up to 2,750 dwellings), business park (up to 46,450m²), retail, community centre, leisure facilities, education facilities, public open space, landscaping and related infrastructure. The area detailed within this document is associated with the 82 dwellings within the north-western most field of the phase 1 development.
- 1.7 The outline planning agreement (Ref.: DC/16/1677) is subject to several conditions relating to archaeology and heritage matters:

22 ***Pre-Commencement Condition:*** No development within a Reserved Matters Area shall be commenced until a programme of archaeological work following the principles set out in Chapter 13 of the Environmental Statement prepared by Liberty Property Trust and dated July 2016 has been secured in accordance with a Written Scheme of Archaeological Investigation which has been submitted to and approved, in writing, by the Local Planning Authority.

Reason: As this matter is fundamental as the site is of archaeological significance and it is important that it is recorded by excavation before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

- 23 **Pre-Commencement Condition:** No development shall be carried out within sub-phase 3B, as shown on Phasing Plan drawing no.2153A-507E received by the Local Planning Authority on 7th February 2018, until a Conservation Management Plan for Grayland Copse Scheduled Monument and interpretive material for the Scheduled Monument, including a timetable for the implementation of measures, has been submitted to and approved, in writing, by the Local Planning Authority. Thereafter the development shall be carried out in accordance with the approved details and timetable.

Reason: As this matter is fundamental as the site is of archaeological significance and it is important that it is recorded by excavation before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

- 24 **Pre-Commencement Condition:** Prior to the submission of the first Reserved Matters application within sub-phase 2A, as shown on Phasing Plan drawing no.2153A-507E received by the Local Planning Authority on 7th February 2018, a written Heritage Asset Mitigation Strategy for the 'Castle' moated site Scheduled Monument shall be submitted to and approved by the Local Planning Authority in writing. The strategy shall include details of the mitigation of the impact of the development on the Heritage Asset and enhancement of its setting, including but not limited to:

a) Details of proposed measures for interpretation of the Scheduled Monument and enhancement of its setting; and

b) A timetable for the implementation of measures.

Thereafter the development shall be carried out in accordance with the approved details and timetable.

Reason: As this matter is fundamental as the site is of archaeological significance and it is important that it is recorded by excavation before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

- 25 **Pre-Commencement Condition:** Prior to the commencement of the construction of the footbridge and ancillary highway works adjacent the Motte and Bailey Castle Scheduled Monument (situated north of Chennells Brook Farm) a written Heritage Asset Mitigation Strategy for construction of the footbridge and ancillary highway works shall be submitted to and approved by the Local Planning Authority in writing. The strategy shall include details of the intended mitigation of the impact of the development on the Heritage Asset, including but not limited to:

a) Details of proposed measures for interpretation of the Scheduled Monument;

b) Details of the proposed measures to protect the Scheduled Monument during construction

c) Details of measures to enhance the setting of the Scheduled Monument and

d) A timetable for the implementation of measures

Thereafter the development shall be carried out in accordance with the approved details and timetable.

Reason: As this matter is fundamental as the site is of archaeological significance and it is important that it is recorded by excavation before it is destroyed by development in accordance with Policy 34 of the Horsham District Planning Framework (2015).

- 1.8 Discussion with the Archaeological Officer providing advice to the LPA revealed he had issued the following advice with regards to this parcel of land (Truckle 2024) regarding planning ref.: DC/24/0446:

Summary of Comments & Recommendation

Previous archaeological investigations on the site have demonstrated that it has a very low archaeological potential and so I can confirm that no further archaeological work is required and we have no archaeological concerns regarding this application.

Main Comments

The application is supported by a Heritage Statement prepared by Wessex Archaeology that summarises the archaeological and heritage assessment work previously carried out on the site. The report confirms that the site has been included in previous assessment work carried out on the wider development area and investigations in the form of a desk based assessment, walkover survey, geophysical survey and trial trench evaluation have been carried out on the site. None of the work has identified any potential for significant archaeological remains and this was confirmed by the trial trench evaluation by Wessex Archaeology that suggests that any potential is limited to buried remains of 19th century and modern field boundaries.

The Heritage Statement then concludes that in relation to buried archaeology the potential significance of the site is low and further archaeological works would be unlikely to yield any meaningful information. I agree with this conclusion and so confirm that no further archaeological investigations are required.

2 Geology & Topography

- 2.1 The British Geological Survey (BGS 2025) shows the majority of site contains natural geological deposits comprised of Weald Clay Formation Mudstone. This is a sedimentary bedrock formed between 133.9 and 126.3 million years ago during the Cretaceous period. The northern extent of site has geological deposits comprised of Horsham Stone Member Sandstone, a sedimentary bedrock formed between 133.9 and 130.8 million years ago during the Cretaceous period.
- 2.2 No superficial deposits are recorded within the site boundaries
- 2.3 The site comprises the southern half of an agricultural field; bound to the north and north-east by a new access road; to the south-east by residential development; to the south by an agricultural field, and to the west by the listed property of Holly wick Farmhouse (list number 1027067) and by the road of Old Holbrook. From the evaluation report (Wessex 2020) it is recorded that the site was on a south facing hill, descending from 67.213m AOD at Trench 1 to the north-west, to 57.972m AOD at Trench 17 in the south-west corner of the field.

3 Archaeological & Historical Background

- 3.1 This The following information is drawn from the DBA (ASE 2016) and other readily available sources. For further information please refer to those documents

Previous Archaeological Fieldwork

- 3.2 The site was previously evaluated in 2019 (Wessex 2020), with the current development area conforming to the north-western-most field of Phase 1d. Phase 1 (Sub-Phases 1a to 1d) occupied the central phase (one of three phases) of the overall development area and was centred on Moat House Farm, between Old Holbrook and Rusper Road. The Sports Hub area included a parcel containing a section of Chennell's Brook. The archaeological field evaluation consisted of 165, 50 x 2 m trenches, that produced a 4% sample of the phase 1 development area.
- 3.3 With regards to the results of Phase 1d, individual Mesolithic flints were retrieved from trenches 1, 11, 42 and 45. Trench 4 contained a ditch (404) aligned east to west. It was 1.14 m wide and 0.31 m deep with flat base. One of two (see also Trenches 9 and 16 below) east to west ditches appearing both on 1844, 1875 maps, as well as that for 1897. Appearing on both maps was also a pond showing on the geophysical survey. It was identified in Trench 4 as context 407. A machine trench was dug through it to a depth of approx. 2.0 m. Its fill contained modern items including plastic bottles.
- 3.4 Two ditches were uncovered in Trench 6. An east to west aligned ditch (604) was concave in profile, 0.70 m wide and 0.38 m deep. It correlates to one of two ditches running east from Rapeland Farm on historic maps. A terminus was identified for ditch 607, but it is likely to have been a plough damaged remnant of a ditch aligned north to south, also identified in Trenches 9 and 16 and correlates with field boundaries on the maps. In Trench 16 it was recorded as context 1604 and was 0.62 m wide and 0.39 m deep. It contained modern glass and ceramic building material and was cutting into subsoil suggesting it was filled relatively recently. A small possible posthole was recorded in Trench 14 as 1404. It was approximately 0.18m in diameter and 0.08 m deep. It was excavated completely but contained no finds.
- 3.5 The main features of the post-medieval landscape in sub-phase 1d were former boundaries marked by ditches and, a single pond and, as such contained little that would identify them as being of importance (Wessex 2019). The absence of potentially significant deposits in Trenches 52–57 and 60) suggests that peripheral activity is unlikely to extend beyond the sinuous field boundary that is aligned east to west and lies just outside of this sub-phase.

Early Prehistoric (Palaeolithic & Mesolithic)

- 3.6 The site lies within a landscape that is regarded as an area of historical importance (ASE 2016: 13) when discussing the development of understanding of early prehistoric, in particular the understanding of British post-glacial hunter-gatherer cultures and which has not been subjected to modern systematic study (Pope 2014). High potential exists for regionally important Mesolithic archaeology at the site with less, but untested, potential for Palaeolithic archaeology. The evaluation (Wessex 2020) found single Mesolithic flints in trenches 1, 11, 42 and 45.

Late Prehistoric (Neolithic, Bronze Age & Iron Age)

- 3.7 Later prehistoric material within the wider area of the Weald tends to be sparse. The region was covered in dense forest throughout this period, and much of the known settlement pattern concentrates around the rim of the Weald, exploiting the better soils of the Chalk and Greensand, although recent work west of Horsham (Broadbridge Heath/Wickhurst Green) has produced considerable evidence for previously unsuspected prehistoric occupation on the claylands. The small amount of prehistoric material that is otherwise known from the area tends to be of Mesolithic date and reflects activities associated with resource exploitation, often on a seasonal basis, and

mainly comprises evidence for hunter gathering activity (see above). Some small-scale agricultural exploitation of the more tractable soils is suggested by pollen evidence from the Neolithic onwards, and the presence of Bronze Age barrows (burial mounds) within the High Weald (concentrating to the east and south-east of the Study Area in the St. Leonard's Forest area) points to some level of settlement at this period. The Iron Age saw the exploitation of iron ore deposits, and the presence of fortified hilltop enclosures suggesting some level of control of this industry.

- 3.8 No archaeological material of this date was recorded during the evaluation of this particular area, nor within the wider site.

Roman

- 3.9 Evidence for Roman activity in the Weald is sparse and is confined mainly to roads and ironworking sites. Few settlement sites have been found in the High Weald (Rudling 1999), although some sites such as villas at Chiddingfold in Surrey and Wiggonholt in West Sussex are known from the less bleak periphery (Gardiner 1990) and recent work west of Horsham has produced some evidence for occupation.
- 3.10 No evidence for Roman activity was found during the 2019 evaluation across any parcel of the site (Wessex 2020).

Early Medieval

- 3.11 During the early medieval period, the Weald was largely covered by the great forest of Andredeswald. The heavily forested nature of the region limited settlement at this period, and the iron-working industry seems to have shrunk in scale in comparison with the Roman period. The Weald was an important area for seasonal swine pastures established as extraterritorial parcels of land associated with parent manors situated on better soils elsewhere in the region; Hawkesbourne originated as a detached tithing of the manor of Applesham near Steyning. Many of the north-south aligned roads, tracks and footpaths in the region originated at this time as droveways.
- 3.12 Little is currently known of the nature of Saxon occupation in the surrounding rural area. Horsham itself is not mentioned in Domesday, although its appearance in a pre-Conquest charter suggests a settlement of some nature (Darby & Campbell 1962, 420). By the 10th century, the multiple estates had begun a process of fragmentation into smaller units, and it is from this process that the separate parish of Horsham probably derives, although the date of this process is unclear – the Site lay within the northern part of Horsham parish, not far from the border with Ruspur. The settlement pattern, which largely developed from the Mid-Late Saxon period, tends to conform to the Ancient Countryside pattern (Rackham 1986), comprising an irregular landscape of fields carved out of the woodland, with settlement largely comprising a dispersed pattern of hamlets and isolated farmsteads. The area falls within the Weald Sub-Province within the South Eastern Province in Roberts & Wrathmell's rural settlement classification (Roberts & Wrathmell 2000).
- 3.13 While no early Medieval finds were identified, one of the pits that contained evidence for burning (Wessex 2020: 22) gave a C14 date of 1010-1150 AD that may have placed it at the very end of the period. This pit was located in Sub-phase 1b, c.200m to the east of the current site.

Medieval

- 3.14 During the medieval period, the wider development area lay within the lands of several different manors, primarily the manors of Horsham and Hawkesbourne, the latter an outlier of the manor of Applesham. Holbrook originated as a copyhold tenement of the manor of Marlpot, while the manor of Roffey (a sub-manor of Chesworth) lay to the east (Hudson 1986; Hurst 1868). The boundaries between the various and complex manorial holdings are difficult to reconstruct, although key landscape features such as lanes and trackways, watercourses and prominent linear hedgerows are likely to be relevant.

- 3.15 The central parcel of the overall development area (located immediately to the east of the current site) lay within the manor of Hawkesbourne, which was first recorded in 1073 when William de Braose, the manorial lord and a powerful Marcher baron, granted tithes from *Ablesborna* (derived from 'the stream of Ealh') to the college he founded at Bramber, adjacent to his primary castle. The manor descended with Applesham into the 13th century, and thereafter as an under-tenancy of Broadwater until the 15th century. A park is mentioned within the manor in 1335, and the lord, Ralph de Camoys, had free warren (the sole right to grant small game, but not deer) there. A manor house is recorded in 1485 and again in 1572 – its location is unknown. The manor of Roffey lay south-east of the site and was first recorded (as a sub-manor of Chesworth) in the 15th century, with a park listed in 1439 and a manor house possibly located at the existing Roffey Place. Holbrook is first recorded c.1285 as a tenement of the manor of Marlpot, although nothing is known of its medieval history. The Moated House to the east of the current site, 17th century and later in its current form, occupies a possible earlier moated site.
- 3.16 The agricultural regime initiated in the Saxon period in the Weald, mainly scattered pastoral activity, continued on into the medieval period. The typical heavy clayey soils of the area rendered much of the land unsuitable for arable farming at this time, as the primitive ploughing technology was unable to cope with these heavier soils. Consequently, an open field agricultural system never developed to any great extent, and those few examples that did exist were enclosed at an early date and have left few traces in the documentary record (Chapman & Seeliger 2001). Many of the scattered landholdings in the region had developed into small settlement foci, many of which still survive as farms in the modern landscape. Warnham is mentioned as a tithing (a sub-division of a hundred, in this case the Hundred of Steyning) in 1166, with references to a church at the same period, but with no certain evidence for any sort of nucleated settlement – the high tax assessments recorded for 1334 suggest a relatively dense population for the locality, but do not indicate how that population was distributed (Hudson 1986). Roffey existed as a small hamlet by 1315. The rural landscape comprised a mainly pastoral landscape of irregular assarts with small patches of common demesne (land held in hand by the manorial lord) arable around scattered settlement foci with extensive common grazing to the south.
- 3.17 Other elements of the medieval landscape include a mill mentioned at Hawkesbourne in 1386 (probably a watermill within the manor, located perhaps along the stream valley south of the Site, although no earthworks relating to such a mill were identified during the walkover survey element of this project) and a 14th century iron bloomery at Roffey, recorded in 1338 producing 6000 crossbow bolts for the royal army.
- 3.18 Medieval archaeology was recorded within the wider development area (a series of pits with evidence of charcoal burning in sub-phase 1b and activity associated with the medieval moat at Moat House Farm in sub-phase 1c) but not within the area of the current site.

Post-medieval

- 3.19 The post-medieval period saw Horsham retaining its function as a market town. The layout remained fundamentally medieval in nature, with piecemeal suburban development on all sides. By 1524, the town had the highest average wealth in Sussex and was referred to in 1730 as the 'Metropolis of the Weald' (Hudson 1986, 132). In 1648 the town played a small part in national events when it was the scene of a Royalist uprising, swiftly crushed by the New Model Army. The later post-medieval period saw a continuing rise in prosperity, partly due to the presence of a large barracks and the holding of assizes in the town, culminating in its status as joint county town of West Sussex (with Chichester) in 1889. By 1939, Horsham had acquired its present function, a dormitory settlement serving London.
- 3.20 The agricultural landscape around Horsham is in part a fossilised late medieval landscape, comprising small irregular fields carved from the surrounding woodland, much of which has been left as shaws, often managed for woodland products through coppicing – woodland remained an important resource until modern times, with Langhurst Wood (west of the Site) producing 6000 loads of timber and 11,500 cords of underwood in 1598 (Hudson 1986, 130). The Sussex HLC indicates most of the Site comprises 'modern field amalgamations', indicating a modern post-war

reorganisation of an earlier landscape – comparison with historic mapping suggests that this originally comprised an assorted landscape of medieval origin interspersed with early 19th century enclosures from the common, although most of the internal boundaries have been destroyed, leaving just a partial skeleton of the original field pattern. The farming regime was largely mixed, and many of the local tenants had grazing rights on Horsham Common until extinguished upon enclosure in 1812-13 – by the late 19th century most of the parish was pasture, poultry, market gardening and fruit. A number of landscape parks were established in the area, including the original Warnham Park, recorded between 1634 and 1751 and referenced in the landscape by Park Farm situated immediately south of the south-western corner of the Site. Roffey Park was dis-parked in the 19th century, and a new park laid out by 1896 around the new house, beyond the south-east boundary of the Site. Holbrook was established in the 19th century, associated with a house built in c.1800 and enlarged in Italianate style in 1844.

- 3.21 Areas of open waste such as Horsham Common immediately south of the Site, were used as common pasture for manorial tenants and for other uses such as military musters, fairs and executions, until enclosed in 1812-13. Several stone quarries and sand and clay pits provided alternative or additional employment for farming communities, with additional large-scale industrial development such as brickworks to the west of the Site. The general remoteness of the landscape around the Site prior to the 19th century is evidenced by Owlscastle, situated at the eastern end of the Site; this may be derived from owlers, a local term for wool and sheep smugglers, suggesting a little frequented smuggling route (Mawer & Stenton 1929). Alternatively, it may refer to an isolated building 'haunted' by owls.
- 3.22 Scattered across the landscape are a number of large farms, often comprising buildings of early post-medieval date, but occupying much older sites, although many of the names are first recorded in the postmedieval period: Pondtail in 1626; Holbrook ('hollow meadow') in 1504; Rapeland Farm (now Hawkesbourne) ('place where rape grows') in 1537. Smaller building plots along the roadsides often represent illegal encroachments (squatter settlements) onto former wasteland (Hudson 1986, 145). Some modification of the field pattern, including the grubbing out of shaws and hedgerows, took place during the 19th century when advances in technology allowed arable farming to be carried out on a much greater scale than before, but particularly in the post-war period with the advent of large agricultural plant. Further landscape developments included the expansion of Horsham in the 19th and 20th centuries and the construction of the two railway lines in 1848 and 1867. During the Second World War, a number of temporary searchlight batteries were established around the Study Area, providing a defence line for London, and a Flame Warfare Establishment was built north of the Site in 1941 to test liquid fuel rocket engines. An RAF Hurricane fighter was shot down within the Study Area in August 1941, killing the pilot (Sgt Ernest Bloor, No. 1 Squadron) (not recorded on WSHR) – military crash sites are of archaeological significance, and are protected under the Protection of Military Remains Act 1986, with no ground disturbance permitted within a 100m radius without a licence from the Ministry of Defence – in this case, the crash site was recorded in a subsequent street name (Bloor Close), which lies 300m south of the Site and therefore has no implications for the proposed development (Burgess & Saunders 1994).
- 3.23 Post-medieval archaeology was recorded within the wider development area, as well as within the current site boundary. The main features of the post-medieval landscape within the site were former boundaries marked by ditches, and a single pond.

4 Consultation/ Conclusions

- 4.1 Tetra Tech consulted with the Historic Environment Planning team at Surrey County Council, Archaeological Planning Advisers to the LPA (Horsham District Council) during the course of preparing a Written Scheme of Investigation for potential work on this site.
- 4.2 In that consultation the Planning Advisor stated (Appendix 2):
- ... the site has been previously evaluated by WA and this land parcel has not been identified as a mitigation area and so no further work is required.*
- 4.3 Therefore, the archaeological conditions have been met, and no further fieldwork or mitigation measures are required.
- 4.4 This report forms a short note that fulfils the archaeological planning requirements for this Site.

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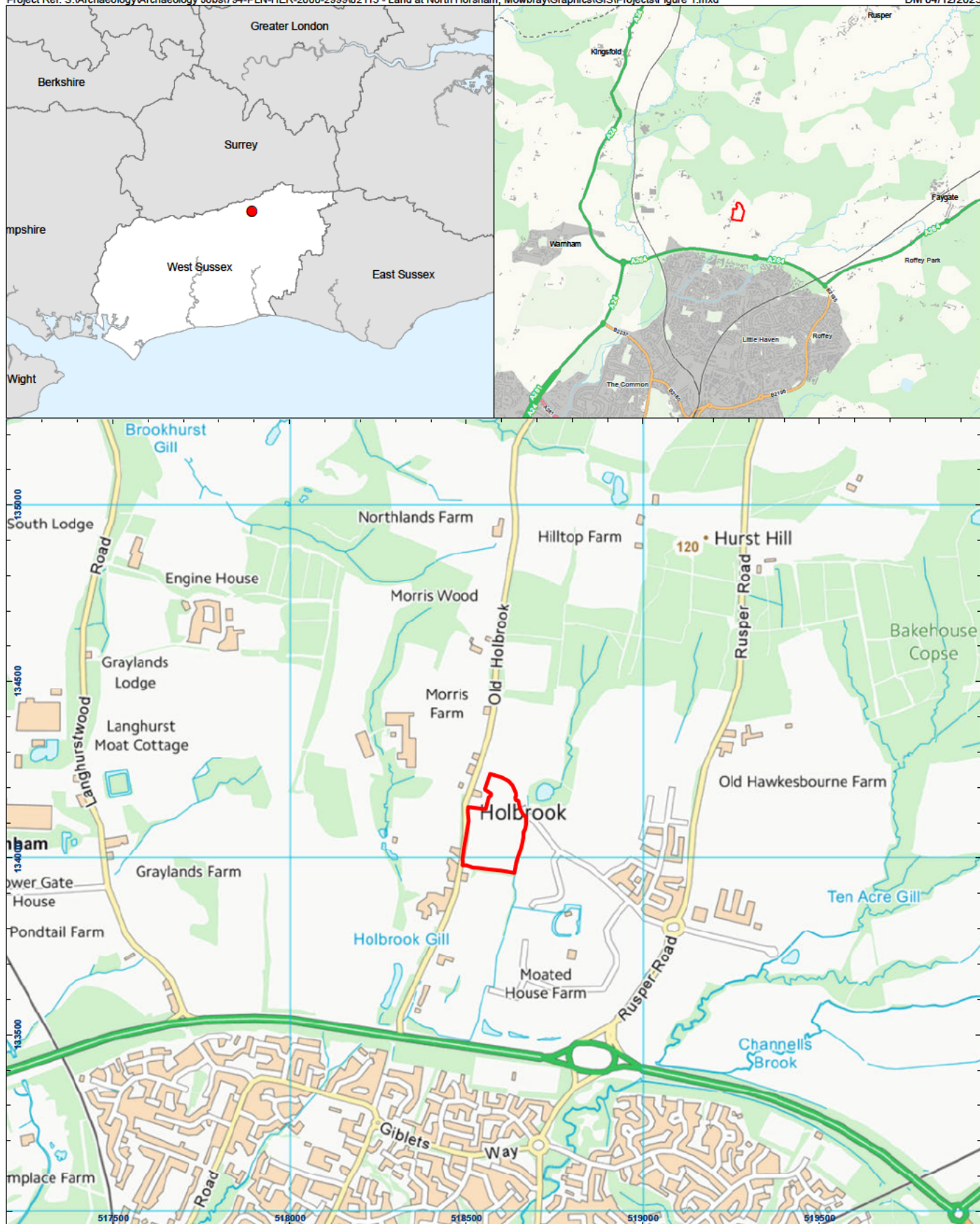
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Wessex, 2020. *North Horsham, West Sussex, Phase 1 (Principal Access Works 1, Principal Access Works 2, Sub-phases 1a to 1d) and Sports Hub: Archaeological Field Evaluation*

Figures



Site Boundary



0 100 200 300 400m
Scale at A4: 1:15,000



Figure 1
Site Location



Site Boundary

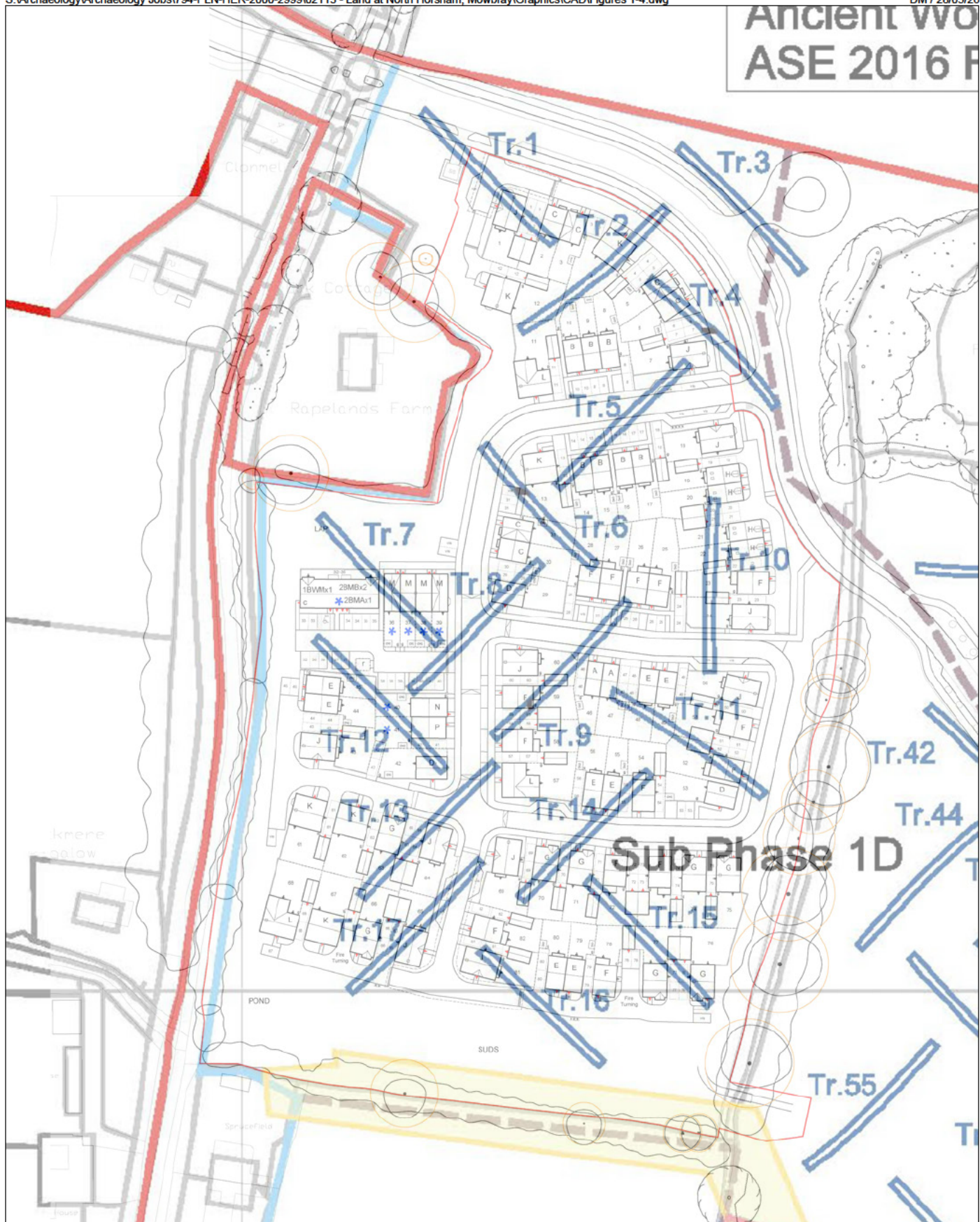


0 10 20 30 40 50m
Scale at A4: 1:1,500



TETRA TECH

Proposed Development Plan



 Site Boundary

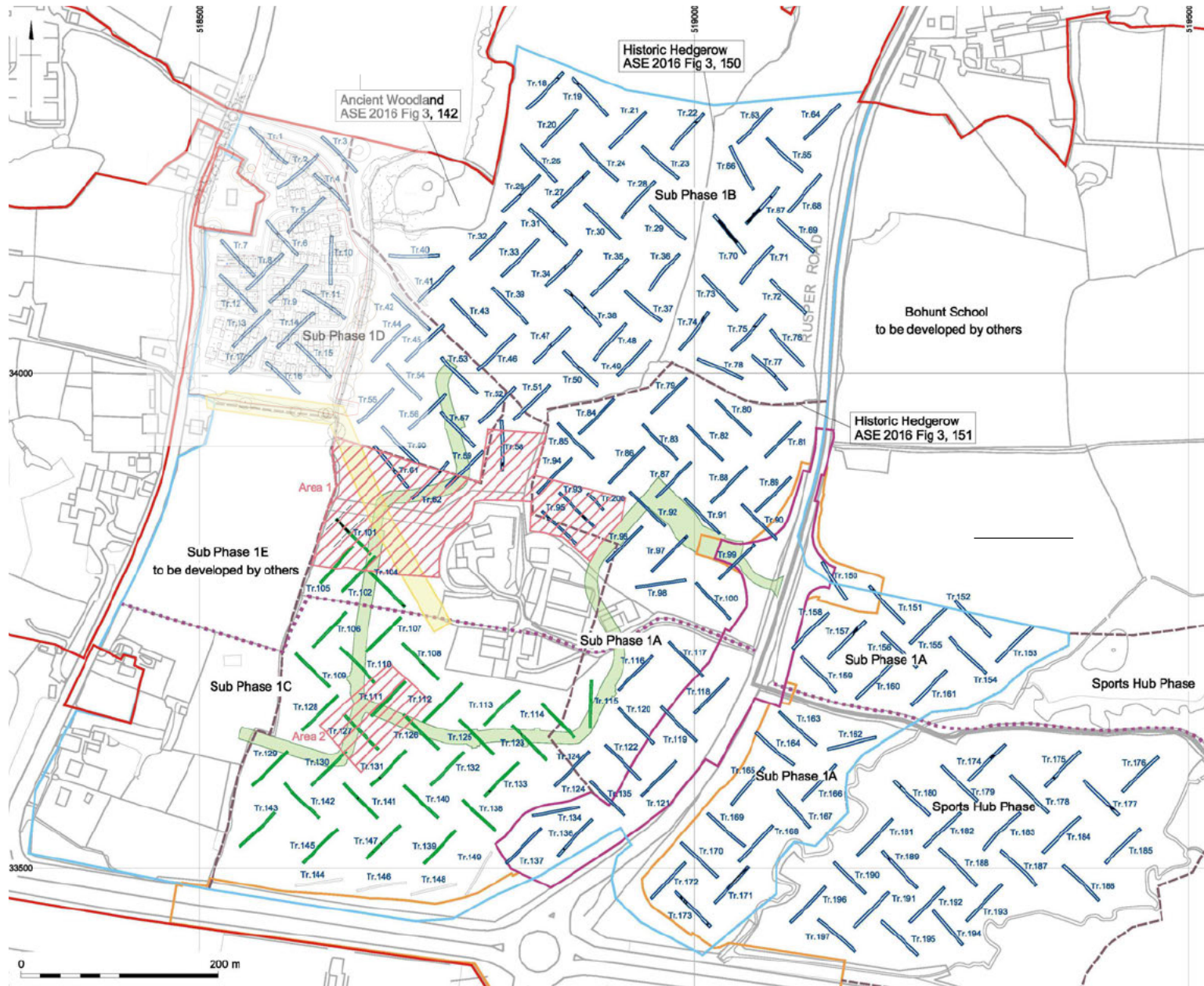


0 10 20 30 40 50m
Scale at A4: 1:1,500



TETRA TECH

Proposed Development Overlaid
on Wessex Trenching (2021)



Appendices

Appendix 1 Truckle 2024 *Land North of Horsham Old Holbrook Horsham-Moat Road Extension RMA:
Horsham District Council Consultation*



HORSHAM DISTRICT COUNCIL CONSULTATION

TO: Jason Hawkes	Horsham District Council – Planning Dept
LOCATION:	Land North of Horsham Old Holbrook Horsham-Moat Road Extension RMA
DESCRIPTION:	Application for approval of Reserved Matters pursuant to Condition 5 of Outline Planning Permission reference DC/16/1677 for the extension of the Phase 1 Primary Road to Old Holbrook, etc
REFERENCE:	DC/24/0446
RECOMMENDATION:	Advice / No Objection / Objection / More Information / Modification / Refusal
SUMMARY OF COMMENTS & RECOMMENDATION: Previous archaeological investigations on the site have demonstrated that it has a very low archaeological potential and so I can confirm that no further archaeological work is required and we have no archaeological concerns regarding this application.	
MAIN COMMENTS: The application is supported by a Heritage Statement prepared by Wessex Archaeology that summarises the archaeological and heritage assessment work previously carried out on the site. The report confirms that the site has been included in previous assessment work carried out on the wider development area and investigations in the form of a desk based assessment, walkover survey, geophysical survey and trial trench evaluation have been carried out on the site. None of the work has identified any potential for significant archaeological remains and this was confirmed by the trial trench evaluation by Wessex Archaeology that suggests that any potential is limited to buried remains of 19th century and modern field boundaries. The Heritage Statement then concludes that in relation to buried archaeology the potential significance of the site is low and further archaeological works would be unlikely to yield any meaningful information. I agree with this conclusion and so confirm that no further archaeological investigations are required.	

ANY RECOMMENDED CONDITIONS:	
N/A	
NAME:	Nick Truckle BA MCIfA
DEPARTMENT:	Surrey County Council Historic Environment Planning
DATE:	10/7/2024

Appendix 2 [Email from Nick Truckle RE: North Horsham Mitigation]

From: [Nick Truckle](#)
To: [White, Stephen](#)
Subject: FAO: Nick Truckle - North Horsham Mitigation
Date: 03 December 2025 15:15:54
Attachments: [image001.png](#)
[image002.jpg](#)
[Land North of Horsham-Moat Road Extension Wessex HS.pdf](#)
[Land North of Horsham Old Holbrook Horsham-Moat Road Extension nocons.pdf](#)

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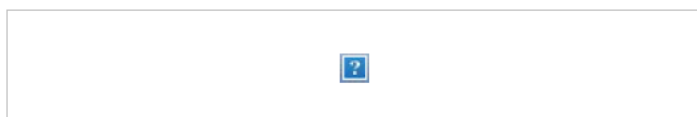
Dear Stephen,

Many thanks for the enquiry. As you have spotted the site has been previously evaluated by WA and this land parcel has not been identified as a mitigation area and so no further work is required. I have previously advised that this is the case ref DC/24/0446 – please see attached the WA Heritage Statement and my advice letter to Horsham.

Kind regards

Nick

	Nick Truckle Archaeological Officer Historic Environment Planning, Surrey County Council, Victoria Gate, Chobham Road, Woking, GU21 6JD [REDACTED]
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