

Horsham District Council

FAO: Jason Hawkes

By email

31 March 2026

Application Reference: DC/26/0012

Site: Mowbray Sports Hub Sub Phase, Wimland Road, Faygate

Proposal: Approval of Reserved Matters pursuant to condition 5 of OPP ref: DC/16/1677 for the sports hub including pavilion and covered spectator stands etc

Sport England Reference: PA/26/SE/HO/72844

Thank you for re-consulting Sport England on the above application.

Sport England has assessed the details submitted as a non-statutory consultee.

We note that the outline application and permission date from 2016 and 2018 respectively, however society's understanding of inclusiveness, in particular related to the huge growth in the women and girls game, the potential for environmental pollution arising from 3G infill and FA requirements for FA registration and FiFA registration to allow for affiliated match play on the 3G pitch have evolved considerably in the intervening years. The 3G is specifically intended for use by Roffey FC.

It is noted that conditions relating to the above and the Football Foundation's previous comments are not attached to the outline planning permission however, Sport England would advise the Local Planning Authority and the applicant that failure to address these matters will result in a facility that is poorly designed and unfit for purpose for the future as soon as it is delivered.

I have reconsulted with the Football Foundation that has commented,

SE Original Comments	Applicant's Response to SE	Our Position
The 3G pitch within the stadia facility is also to appropriate dimensions, and the technical	No such condition was attached to the extant Sports Hub permission and should not be	If the 3G is not tested and placed on the register, it cannot be used to support

information submitted confirms compliance with FIFA Quality accreditation. We would recommend that the testing to FIFA Quality standard, and placing the pitch on the FA pitch register, are a condition of approval.	attached here. Moreover, delivering the pitch to FA standard is not required to make the proposals acceptable in planning terms and thus a condition to this effect would not be reasonable nor justified	affiliated matchplay. If it can't be used for this purpose, the development has no community value or ability to be used as intended – and therefore testing and registering the pitch is absolutely essential to its use (and is a typical planning condition for such facilities)
(Infill retention comments)	The comments are noted, however these details were not required on the extant Sports Hub permission.	They are a requirement for the detailed permission to ensure compliance with design guidance.
(Alignment with step 4 stadium accreditation requirements)	Achieving a Step 4 grading is a longer-term aspiration for Roffey FC rather than an immediate requirement. We do not propose amending the scheme at this time to meet the requirements, though it should be noted that this is not material to the eventual determination of the application.	The club currently operate at Step 5, so it's a reasonable expectation that they could progress to step 4 in the very short to medium term. It was our understanding – based on the content of the application - that it proposed to meet these standards.

Sport England's Position

Given the above, Sport England **cannot support** the application because the 3G pitch and the pavilion are not well designed or fit for purpose as a community facility. The 3G will pose a risk to the local environment due to the likely migration of micro plastics from the rubber crumb infill into the surrounding area. If not tested and registered with the FA, the 3G AGP will not be able to be used for affiliated match play.

Please provide Sport England with a copy of any decision notice.

If you would like any further information or advice, please contact
planning.south@sportengland.org

Yours sincerely,
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She/her

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