

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 26 January 2026 11:25:36 UTC+00:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/25/2057
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 26/01/2026 11:25 AM.

Application Summary

Address:	Land North of Little Slaughterford Chapel Road Barns Green West Sussex
Proposal:	Proposed development of 68 dwellings with vehicular and pedestrian accesses, public open space, hard and soft landscaping and associated works including supporting foul and surface water drainage works, and works to existing culverted watercourse on site.
Case Officer:	Alice Johnson

[Click for further information](#)

Customer Details

Address: 11, Six Acres Close Barns Green Horsham

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Loss of General Amenity - Overdevelopment - Privacy Light and Noise - Trees and Landscaping

Comments:

I am writing to submit my formal objection to planning application DC/25/2057. My concerns are based on legitimate material planning considerations, as defined by Horsham District Council's planning guidance, including impacts relating to traffic and highways, character of the area, noise and disturbance, loss of privacy, overshadowing, environmental impact, and precedent.

This development will significantly worsen existing traffic pressures in the village. The surrounding roads are already operating at or near capacity at peak times and adding additional vehicle movements will increase congestion and compromise highway safety. Inadequate parking provision may push overflow parking onto nearby residential roads, creating safety hazards and restricting emergency vehicle access. There is significant amount of traffic accessing Muntham House School and Sumners Pond Camp Site which is already impacting on the roads and infrastructure of the village and having a negative impact on rural life.

The proposed development will result in: Loss of privacy to neighbouring properties due to significant overlooking. Overshadowing caused by the scale and positioning of the 68 houses will significantly impact on neighbouring properties. There will be increased noise and disturbance, both during construction and once occupied. Majority of all households have at least 2 cars, increasing traffic significantly and will impact on the roads and infrastructure.

The large scale (68 Houses), massing, and design of the proposal are out of keeping with the established character of the surrounding area. I thought Horsham District Council recognised that design, appearance, materials, and character are key material considerations in determining applications.

This development undermines the architectural cohesion and rural character that define Barns Green. It is a rural community so 'Let's Keep it Rural'

The proposal will involve the removal of a significant natural habitat, mature trees and green space, this would represent a loss of important ecological features to the area.

The impact on the countryside will be detrimental. The water, wastewater and sewage systems will not be able to sustain this large development. It is a rural community so 'Let's Keep it Rural' There is Insufficient Infrastructure to Support the Development including drainage, schooling, parking and utilities which are already under pressure. Without adequate mitigation measures, the proposal risks placing further strain on essential local infrastructure. Again - It is a rural community so 'Let's Keep it Rural'

Approving this application could set a damaging precedent, encouraging similar and further developments in the village that cumulatively erode the villages character and sustainability. For the reasons outlined above - including impacts on highways, residential amenities, environmental quality, design character, and local infrastructure - I respectfully request that Horsham District

Council refuse planning application DC/25/2057. - It is a rural community so 'Let's Keep it Rural'

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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