

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 03 June 2026 16:42:00 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0687
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 03/06/2026 4:42 PM.

Application Summary

Address:	Spinningwood Farm Burnthouse Lane Lower Beeding Horsham West Sussex RH13 6NN
Proposal:	Variation of condition 1 of previously approved application reference DC/22/1198 (Variation of condition 1 of previously approved application DC/21/1050 (Erection of light industrial building (Class E) and replacement of existing steel panel roof on existing light industrial unit with clay tiles) to allow for amendments to plans and repositioning of the building at a lower ground level.) regarding changes to west elevation and car parking arrangements.
Case Officer:	Bethan Tinning

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Customer Details

Address: Oaktree Lodge Burnthouse Lane Lower Beeding 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

Comments:

I am objecting to this application for the reasons below.

1. I am very frustrated that the owner/submitter of the previous planning applications has continually broken planning rules/consents:

- i) the extension to the original building was completed without planning (then regularised in DC/23/1895)
- ii) Built the new building as a large storage/workshop unit with roller doors and not the office and storage over 2 floors applied for
- iii) additional parking area to the west of the new building was installed without any consultation with the planning department (regularised in DC23/1895).

Approving this application gives the message that property owners can do whatever they like and the Horsham planning department will just agree to it undermining the planning application process for all.

2. My concern as a neighbour to this property is the changes to the new west building going from office space with amenities & storage above to 2 separate units within the building each with roller doors, no windows and no amenities are NOT minor changes, it is completely changing the purpose of this building from that declared in the first application.

3. I believe the whole site has been created to accommodate up to 4 separate businesses rather than just one, in fact until recently the original east building had a tenant in the new extension so that was housing 2 separate businesses. Also, the east building was recently up for sale, so the site was going to be split, further evidence that the site will no longer be occupied by just one business.

4. Concerns were raised as early as the first planning application in 2021 regarding noise & increased traffic to this site which is on a narrow lane and bordered by homes & equine facilities and the public bridleway to the south is also frequently used by horses, cyclists and walkers alike. This has been proven to be true with traffic in & out and work taking place 7 days a week out of normal working hours, including both days at the weekend and causing difficulties for other cars navigating the lane.

So I believe this application should be subject to a more rigorous planning review so the intended future of this site can be fully understood and relevant building standards & conditions be set in relation to that.

If however the planning department should decide to approve this application as is, I ask that as a minimum a condition is placed on BOTH buildings to limit operating hours e.g. normal working hours weekdays and Saturday mornings only, to reduce the impact on the residents & businesses living around this site.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



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