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Sent: 14 September 2026 09:18:57 UTC+01:00
To: "Nicola.Pettifer" <Nicola.Pettifer@horsham.gov.uk>
Cc: "Planning" <planning@horsham.gov.uk>
Subject: DC/26/0954 | Land at 518017 129871 Athelstan Way Horsham West Sussex
Categories: Consultations



Good morning Nic,

Planning reference: DC/26/0954 | Land at 518017 129871 Athelstan Way Horsham West Sussex

Thank you for consulting me on the above planning application. The applicant has provided an ecological report in the form of - *Ecological Appraisal, Land South of Athelstan Way, South Coast Ecology, June 2026*, which states:

- *"The site consisted of managed grassland"*
- *"On arrival to site it was evident a linear mixed scrub feature had been removed along the northern boundary"*
- *"A record is located approximately 320m south of the site"*
- *"Although there is a record nearby, the pond is located approximately 320m from the site boundary"*
- *"Given the site is subject to continual management, it is considered the site provides suboptimal terrestrial habitat for amphibians and it is therefore considered likely to be of negligible value"*
- Precautionary measures for great crested newts are outlined in section 5.2 of the report

As stated above, there is a positive GCN record located approximately 320m south west of the development site. However despite the scale of the site, the onsite habitats are of suboptimal value for GCN and the land continuing north of the site also offers little in the way of habitat. As the impacts are expected to be low risk, we are satisfied with the approach provided and therefore recommend the use of a compliance condition to secure the measures outlined within the report.

Best wishes,

Laura Downs (*she/her*)
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