

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 18 May 2026 17:39:47 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/26/0185
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 18/05/2026 5:39 PM.

Application Summary

Address:	Land On The South West Side of Rowhook Hill Rowhook West Sussex
Proposal:	Regrading of land levels to form a hardstanding area associated with horticultural use.
Case Officer:	Daniel Holmes

[Click for further information](#)

Customer Details

Address: Colts Bushes Rowhook Hill Rowhook Horsham West Sussex

Comments Details

Commenter Type:	Neighbour
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Loss of General Amenity - Other - Overdevelopment - Privacy Light and Noise - Trees and Landscaping
Comments:	With reference to the planning statement submitted, ref DC/26/0185

We would like to strongly object to this planning application and our reasons are below.

2.0 - There used to be a small brick hut of approximately 2m x 3m visible from our property, this has been demolished and replaced with a very large metal building of approximately 20m square and 2.5m high which does not fit the description of "existing shed" and arguably, by its size, would require planning consent.

3.0 The proposal does not involve the erection of a substantial new building and does not introduce extensive built form into the countryside.

This is not true as the small hut has been replaced by a large metal building as stated above

4.0 There has been large movements of land against our boundary next to our property which now comprises of large mounds of earth at least 2m high and this has compromised several mature trees on the boundary.

6.0 As stated we have already lost several mature trees and the movement of large amounts of earth has caused flooding issues on our land which may increase in the future

Character and appearance - There is now a barren mess, with a large water tank at the top visible from the road and a huge storage unit at the bottom in between are mounds of earth and damaged trees and pooled water.

Highways and access - No additional traffic is incorrect; we have noticed large diggers and lorries driving up and down the property sometimes late into the night

Residential amenity - There have already been noises from lorries and other vehicles going up and down the property late into the night which effects out property

Being downhill from this property and these works we are concerned that water has already run off the reworked land into our property both at the bottom next to the hard standing area and at the top where the access road has been developed.

7.0 There are already at least 3 Christmas tree farms within a 3 mile radius of the property. The access to the property has been increased significantly on what is a rural road

There is a greatly widened access road running straight along our boundary with vehicle movements clearly visible and audible to our property, sometimes quite late at night.

Near the entrance there is also a very large water tank that is also clearly visible from our property.

We feel this statement is incorrect on all counts :-

"By reason of its limited scale, rural context, and functional agricultural purpose, the proposal does not give rise to material overlooking, overbearing impact, noise disturbance or other unacceptable harm to neighbouring amenity."

Kind regards

Telephone:

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