# HORSHAM DISTRICT COUNCIL CONSULTATION

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| **TO: Stephanie Bryant** | Horsham District Council – Planning Dept |
| **LOCATION:** | Wilderness Farm, Broadwater Lane, Copsale, Horsham, West Sussex, RH13 6QW |
| **DESCRIPTION:** | Outline Application for redevelopment of the site to provide up to 16 dwellings, ancillary parking and landscaping with all matters reserved. |
| **REFERENCE:** | DC/26/1676 |
| **RECOMMENDATION:** | Advice / No Objection / Objection **/ More Information** / Modification / Refusal |

**SUMMARY OF COMMENTS & RECOMMENDATION:**

**The application area is within an Archaeological Notification Area and is well over the 0.5ha area that would require the results of a search of the West Sussex Historic Environment Record to be provided and so an archaeological desk based assessment is required before a decision is made on the merits of the application in line with Local validation requirements.**

**MAIN COMMENTS:**

The application well over 0.5 ha in extent and is located within an Archaeological Notification Area DWS8705- Sedgwick Park Medieval Moated Site and Registered Park and Garden, both of which would require the results of a search of the West Sussex Historic Environment Record to be provided. I can find no evidence that the relevant information has been provided.

Due to its location within an ANA and the size of the development, which would have a destructive impact on any archaeological remains that may be present, an archaeological desk based assessment should be provided that includes the results of a search of the West Sussex Historic Environment Record and examines all appropriate available sources in order to assess the archaeological potential of the site. The work should be carried out by an appropriately qualified professional heritage organisation to standards set out by the Chartered Institute for Archaeologists.

Once the assessment has been received an informed decision can be made regarding the need for further work to both clarify the archaeological potential and devise appropriate responses to mitigate the threat posed by the proposals to any potential archaeological remains.

**ANY RECOMMENDED CONDITIONS:**

**N/A**

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| **NAME:** | Nick Truckle BA MCIfA |
| **DEPARTMENT:** | Surrey County Council Historic Environment Planning |

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| **DATE:** | 20/11/2026 |