

From: Planning@horsham.gov.uk <Planning@horsham.gov.uk>
Sent: 09 July 2025 10:56:57 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Comments for Planning Application DC/23/0406
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 09/07/2025 10:56 AM.

Application Summary

Address:	Land To The West of Ashington C of E School Park Lane Ashington West Sussex
Proposal:	Demolition of existing buildings and erection of 152 dwellings, all-weather sport pitch, sports pavilion and allotments; with associated access, landscaping, open space and infrastructure (amended plans to the community / sports provision to provide 1 full-size all-weather pitch and a larger pavilion)
Case Officer:	Nicola Pettifer

[Click for further information](#)

Customer Details

Address:	4 Church Close Ashington
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Comments Details

Commenter Type:	Member of the Public
Stance:	Customer objects to the Planning Application
Reasons for comment:	- Design - Highway Access and Parking - Overdevelopment
Comments:	The reduction in overall housing numbers is welcome and brings the proposal close to the limits set out in the Ashington Neighbourhood plan

HOWEVER,

HIGHWAYS. the revised proposals still do not address the issue of highways access and the unsuitability of the village road infrastructure to handle the additional traffic this development will create.

The access onto Church Lane / Foster lane is dangerous and will encourage bad driver behaviour at an already challenging bottleneck in the village. Church lane has inadequate pedestrian footpaths often not clearly designated from the highway and is a principal walking access to the school. Additional reaffix on this arterial lane will increase the risk to pedestrians and other road users - no mitigations have been proposed. A brief scan of the community comments on the planning portal will indicate this is a significant cause for concern that is being ignored both by the developer and the Highways Authority.

DESIGN. the overall design of the development is not in keeping with the rural character of the village and little consideration has been made to provision of visitor parking. Whilst off road parking provision has been provided this is inadequate and impractically designed in many cases.

The proposed community facilities do not deliver the requirements of the Ashington Neighbourhood plan. Whilst a full sized MUGA will be advantageous it is apparently being offered at the expense of a second grass pitch.

The sports pavilion design is an improvement on previous design but provides little community benefit or multi use space. Given the number of pitches has been reduced it seems odd the developer would seek to double the changing room capacity? This does not appear to be designed with the community and end user in mind.

OVERDEVELOPMENT. Whilst the overall housing numbers have reduced in line with the Ashington Neighbourhood Plan, this has increased the density of development and concentrate it into a smaller area which is not in keeping with the rural nature of Ashington.

Kind regards

Telephone:

Email: planning@horsham.gov.uk



**Horsham
District
Council**



Horsham District Council, Alberty House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane E
aton