

Appendix 5 Pulborough

Consultee Ref	Consultee	Comment Number	How Consultee Responded	Nature of Response	Comment	Officer View and Recommendations	Officer Response	Keep updated
1	George Bryant	1	Online Form	Support	An excellent appraisal document, except for calling Allfreys Wharf, Allfreys Court. Very thorough. The proposed extension of the conservation area in Pulborough is a superb idea which will hopefully keep the buildings and land areas safe from developers which in turn will keep the character of Pulborough as an historic and pleasant village.	Noted - no action	-	Yes
2	Elaine Kipp	2	Online Form	Support	I am pleased that the conservation area will be extended.	Noted - no action	-	Yes
2	Elaine Kipp	3	Online Form	Observation	My concerns are that the amount of traffic thundering through the conservation area is not helping the foundations of the listed buildings which surely should be protected. Horsham District Council and West Sussex County Council should be working together to make the area safer just by investing money in the pavements and reducing the heavy HGV traffic going through. The beautiful cottages at the bottom of Church Hill, I think, are at serious risk of a heavy lorry crashing into them one day. The lorries are getting bigger and that particular area is a tight turn. There is a similar problem at the top of Church Hill. There is insufficient space for two lorries to go past one another and the heavy traffic cannot be helping the foundations of the old house at the top of Church Hill. I have attached a photo .	Noted- action proposed	HDC officers to speak to colleagues at West Sussex County Council about possibilities for environmental improvements/ traffic calming measures in Pulborough.	Yes
2	Elaine Kipp	4	Online Form	Observation	On another matter, since moving here about 10 years old I have witnessed the deterioration of the building by the mini roundabouts. I know it has been subject to many planning applications and I notice it has been mentioned in the Conservation Area & Management Plans document. So many people including our tourists have commented on this building, but for the wrong reasons. They have said it's a disgrace ...a mess...eyesore. I agree. I have attached a photo.	Noted- no action	This particular building is in private ownership and the Council does not have the resources to purchase it under a compulsory purchase order. The Council is therefore reliant on the owner putting forward an acceptable planning proposal for it to be developed and improved.	Yes
3	Joan Francis (Horsham District Archaeology Group)	5	Online Form	Observation	3. Historic development summary p10 • The first permanent settlement emerged during the Anglo-Saxon period. Stane Street (now the A29) was laid out during the Roman period. This should read first KNOWN settlement Where the Roman road, Stane Street, crosses the river Arun and its linking to the Greensand Way this makes the area a prime location for a settlement. Settlement probably continued into the Anglo Saxon/Early English period as well. Archaeological investigation on all development sites in this area would help to improve knowledge of all periods.	Noted - action proposed	Text to be amended to reflect that this is the first "known" settlement.	Yes
3	Joan Francis (Horsham District Archaeology Group)	6	Online Form	Observation	4. Landscape setting p14 Key character considerations: • Small scale, historic field patterns ? Use of the word historic suggests that they are not earlier than the Roman period, after AD 43. There are areas on the Downs and in the Broadbridge Heath (Wickhurst Green) pointing to much earlier field patterns perhaps as far back as the Neolithic period. Without further research, which should include the use of LIDAR and ground proofing/excavation their date should not be assumed.	Noted - no action	-	Yes
3	Joan Francis (Horsham District Archaeology Group)	7	Online Form	Observation	9. Management plan p41 To include? Where an application for alteration to a listed building is proposed this should follow the guidelines set out in the Standard and Guidance for the Archaeological Investigation and Recording of Standing building Archaeological Building Investigation and Recording (ABIR) published 2014, so that the knowledge of their original construction can be preserved.	Noted - action proposed	Text to be amended to include reference to ABIR (2014)	Yes
3	Joan Francis (Horsham District Archaeology Group)	8	Online Form	Observation	Appendix 1: Historic development, Pre-historic p, 46 The Roman period is considered to be the start of the Historic period and is not part of pre-history. Pre-historic settlement may be there but without excavation of development sites it will be missed. Settlements from the Neolithic onward often are near water perhaps on raised ground, certainly a point to consider in the Pulborough area.	Noted - action proposed	Sub-heading "Pre-history" to be amended to reflect that the Roman period is the start of the Historic period.	Yes
4	Ellen Bailey, Cushman & Wakefield, on behalf of Royal Mail	9	Email	Objection	Royal Mail requests that the Delivery Office is removed from the proposed Conservation Area boundary extension as Royal Mail intends to operate from this site for the foreseeable future.	Disagree - no action	The Royal Mail Group, in its representation, states that it intends to operate from this site for the foreseeable future. The inclusion of the site within the Conservation Area does not prevent that from happening; it means that it must be brought forward sensitively. It is noted that the site sits adjacent to the existing Pulborough Conservation Area and any redevelopment of the site would, in any case, have to be mindful of the adjacent existing heritage asset.	Yes
5	Clarissa Davies	10	Email	Observation	Having seen your proposed changes to the conservation areas in Pulborough, could you please confirm the boundary of extension 'E' on your plan? I understand that this area is to include the ancient bridlepath that connects Old Rectory Lane and Rectory Lane. However, on your map the boundaries of this proposed new conservation area appear to include the tarmac road of Rectory Close to the north and the private drive serving 8 houses (also known as Rectory Lane) to the south. Also, your area 'E' only includes part of the length of the bridlepath, stopping halfway along leaving the eastern section untouched. Could you please clarify these boundaries so that all residents can make an informed decision as to whether or not we should approve these changes.	Noted - no action	Therefore, the bridlepath is proposed to be included , up to approximately the south of where Old Rectory Lane joins Rectory Close. It is also proposed to include the trees to the immediate north and south of the bridlepath.	Yes
6	Jeanette Hicks	11	Email	Observation	Dear sir or madam, having carefully studied the Draft Conservation plans, I am surprised to find no mention of The Moat. This is listed as dated 1066-1551 and forms a historic and attractive green oasis in the Council Estate, which to my mind merits conservation.	Noted - no action	The Moat is located to the north of the Pulborough (Lower Street) Conservation Area.	Yes

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7	Historic England	12	Email	Observation	Thank you for consulting Historic England on the above documents. We welcome and support the approach that Horsham Council is taking to revising and updating its conservation area appraisal and plans and the above documents, in our view, appropriately reflect the advice set out in our own guidance and more broadly in the National Planning Policy Guidance. While we have no specific comments to offer at this time on the individual conservation area documents, we would be pleased to offer advice on any specific matters arising from the preparation of the documents that fall within our remit, e.g. listed building repairs or parks and gardens enhancement.	Noted - no action	-	Yes
8	Mr Timothy Martin	13	Email	Observation	I appreciate there is little you can do about this on the East Pulborough Conservation Area, but on the Church Place Area you could control this much more effectively which would in turn lead to greater appreciation of the conserved environment for locals and tourists, not to mention less of the damage that 10 tonne lorries and diesel smoke cause. I would suggest the negative impact of through-traffic on the Church Place Conservation area could be reduced by making Church Place an access only environment for vehicles with through access for cycles, horses and pedestrians over the railway bridge, and to concurrently improve the useability of Coombelands Lane and Hill Farm Lane for delivery traffic.	Noted - action proposed	HDC officers to speak to colleagues at West Sussex County Council about possibilities for environmental improvements/ traffic calming measures in Pulborough.	Yes
9	Natural England	14	Email	Observation	Natural England does not consider that these Draft Conservation Area Appraisals and Management Plans poses any likely risk or opportunity in relation to our statutory purpose, and so does not wish to comment on this consultation.	Noted - no action	-	No
10	Pulborough PC	15	Email	Observation	Wildlife needs to be considered in the consultation.	Noted - no action	A wildlife study was not included as part of the commission for the Conservation Area Appraisal.	Yes
10	Pulborough PC	16	Email	Observation	The flood plain south of the river is an important area to consider.	Noted - no action	The Council has considered but has chosen not to extend the Conservation Area to the south.	Yes
11	Pulborough Society	17	Email	Observation	Welcome the long overdue review and has no objection to the revised proposals.	Noted - no action	-	Yes