



# **Trafalgar Neighbourhood Council Area**

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# Trafalgar Neighbourhood Council Area

The following sites have been considered as part of the June 2016 SHELAA Assessment for Trafalgar Neighbourhood Council Area.

A map depicting the entire site area and summary of each site assessment is included on the following pages.

Please note that the classification of a site is based on the classification of the developable area within that site, therefore if part of a site is considered 'deliverable' -1-5 years, the whole site would be coloured yellow, however in reality only part of that site may be considered suitable for development.

**The outcome of the assessment for Trafalgar Neighbourhood Council Area is summarised as follows:**

SHELAA Reference	Site Name	Site Address	Outcome of Assessment	Total Units
SA176	Albany House	Bishopric, Horsham	Not Currently Developable	0
SA177	Land adjacent to Albany House	16 - to 16c, Bishopric, Horsham	Not Currently Developable	0
SA197	23-25 Springfield Road	Horsham	Not Currently Developable	0
SA275	2 to 8 Springfield Park Road	Horsham	Not Currently Developable	0
SA394	Rookwood Golf Club South	Robin Hood Lane, Warnham	Not Currently Developable	0

**Sites submitted to the SHELAA for Trafalgar Neighbourhood Council Area but excluded from further assessment:**

SHELAA Reference	Site Name	Site Address	Outcome of Assessment
SA249	34 Rushams Road	Horsham	The potential yield of the site falls below the required SHELAA threshold of 6 dwellings
SA252	The Nelson	25 Trafalgar Road, Horsham	COMPLETE
SA262	10 Milnwood Road		COMPLETE
SA284	Southern Counties Glass	Springfield Road	COMPLETE
SA315	Leggyfield Court	Redford Avenue Horsham	COMPLETE

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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA176</b>	<b>Site Name</b>	<b>Albany House</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	Bishopric, Horsham	
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input checked="" type="checkbox"/>	<b>Greenfield/PDL</b>	<b>Available</b>	<input type="checkbox"/>
		<b>Site Total</b>	<b>Achievable</b>	<input type="checkbox"/>
			<b>Viable</b>	<input type="checkbox"/>

**Justification**

A relatively new 3-storey office building built alongside the residential development on the old brewery site (HU/159/01). The site is considered suitable for offices/mixed-use development, however given that the offices are relatively modern and good quality, it is considered they should remain in commercial use. The site is therefore not suitable for development and assessed as not currently developable.

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<b>Excluded Site</b>	<input type="checkbox"/>	<b>Exclusion Reason</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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**Parish****Trafalgar**

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**SHLAA Reference** SA177 **Site Name** Land adjacent to Albany House

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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	16 - to 16c, Bishopric, Horsham	
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	0.1	<b>Suitable</b> <input type="checkbox"/>
<b>Not Currently Developable</b>	<input checked="" type="checkbox"/>	<b>Greenfield/PDL</b>	PDL	<b>Available</b> <input type="checkbox"/>
		<b>Site Total</b>	0	<b>Achievable</b> <input type="checkbox"/>
				<b>Viable</b> <input type="checkbox"/>

**Justification**

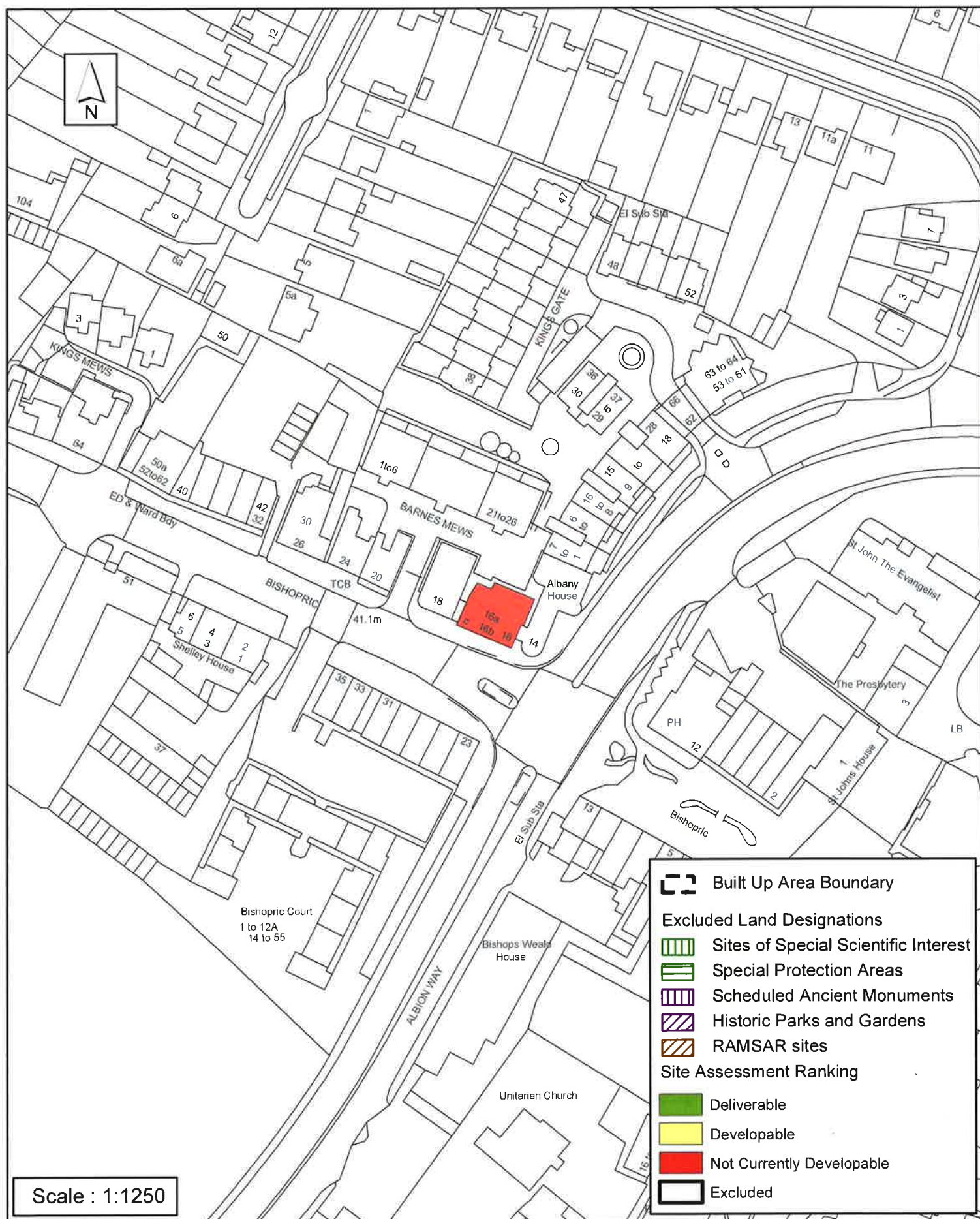
Currently A3 use (Lemongrass Thai restaurant) and therefore not available. A3 is the preferred use as part of mixed-use area of town. The site is considered not currently developable.

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**Excluded Site** ☐ **Exclusion Reason****Lapsed PP** ☐ **Date**



# SA - 177: Land adjacent to Albany House, 16 - to 16c, Bishopric, Trafalgar, Horsham



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Date: 24/07/2014

Revision: 29/10/2015

## Horsham District Council

Parkside, Chart Way, Horsham  
West Sussex RH12 1RL.

Chris Lyons : Director of Planning, Economic Development & Property

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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA197</b>	<b>Site Name</b>	<b>23-25 Springfield Road</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>		<b>Suitable</b> <input type="checkbox"/>
<b>Not Currently Developable</b>	<input checked="" type="checkbox"/>	<b>Greenfield/PDL</b>	<b>PDL</b>	<b>Available</b> <input type="checkbox"/>
		<b>Site Total</b>	<b>0</b>	<b>Achievable</b> <input type="checkbox"/>
				<b>Viable</b> <input type="checkbox"/>

**Justification**

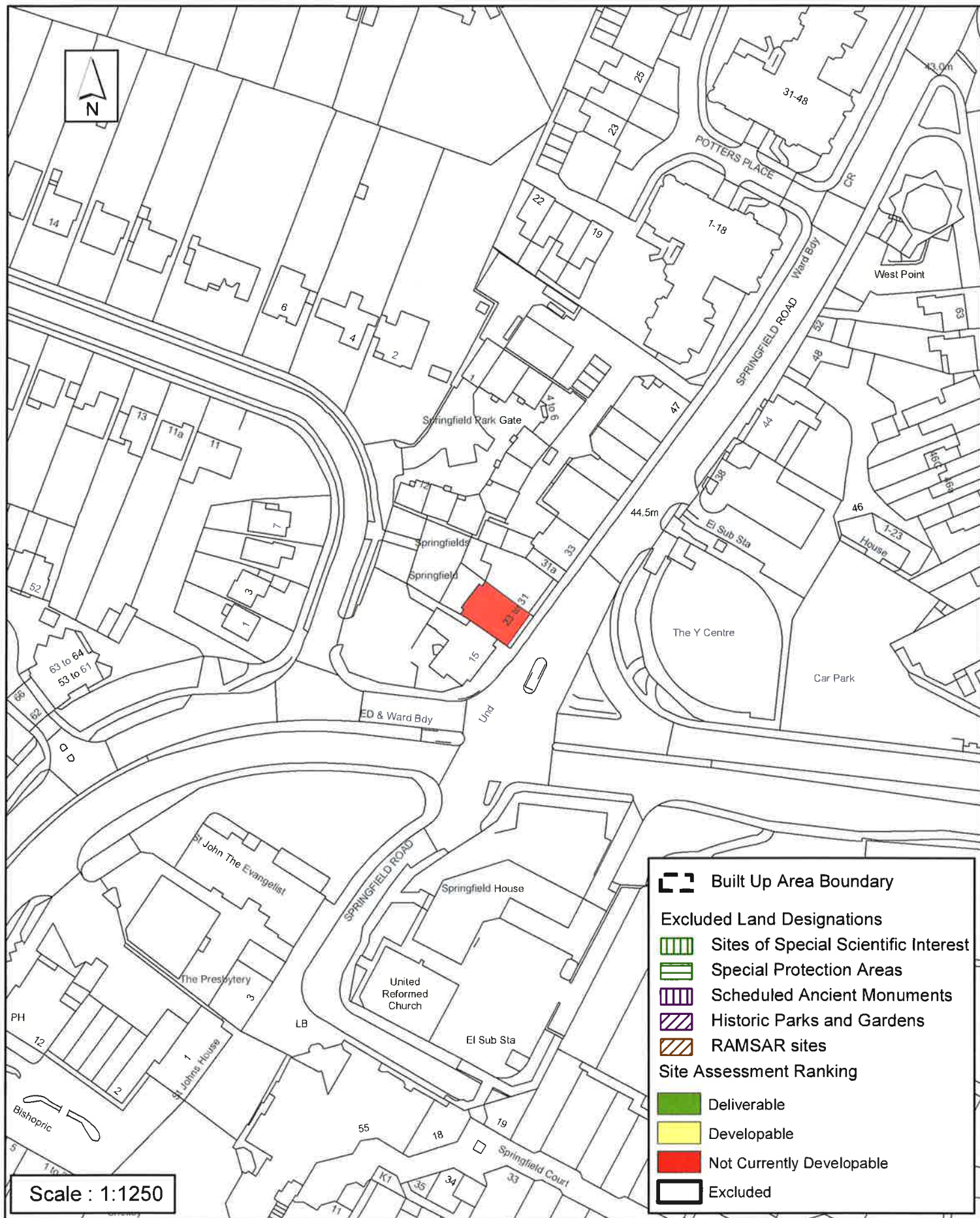
The site is currently used by Giggles Day Care nursery and is not available for development.

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<b>Excluded Site</b>	<input type="checkbox"/>	<b>Exclusion Reason</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA275</b>	<b>Site Name</b>	<b>2 to 8 Springfield Park Road</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	Horsham		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>				
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	0.528	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input checked="" type="checkbox"/>	<b>Greenfield/PDL</b>	PDL	<b>Available</b>	<input checked="" type="checkbox"/>
		<b>Site Total</b>	0	<b>Achievable</b>	<input type="checkbox"/>
				<b>Viable</b>	<input type="checkbox"/>

**Justification**

The site is currently in residential use therefore not available for development

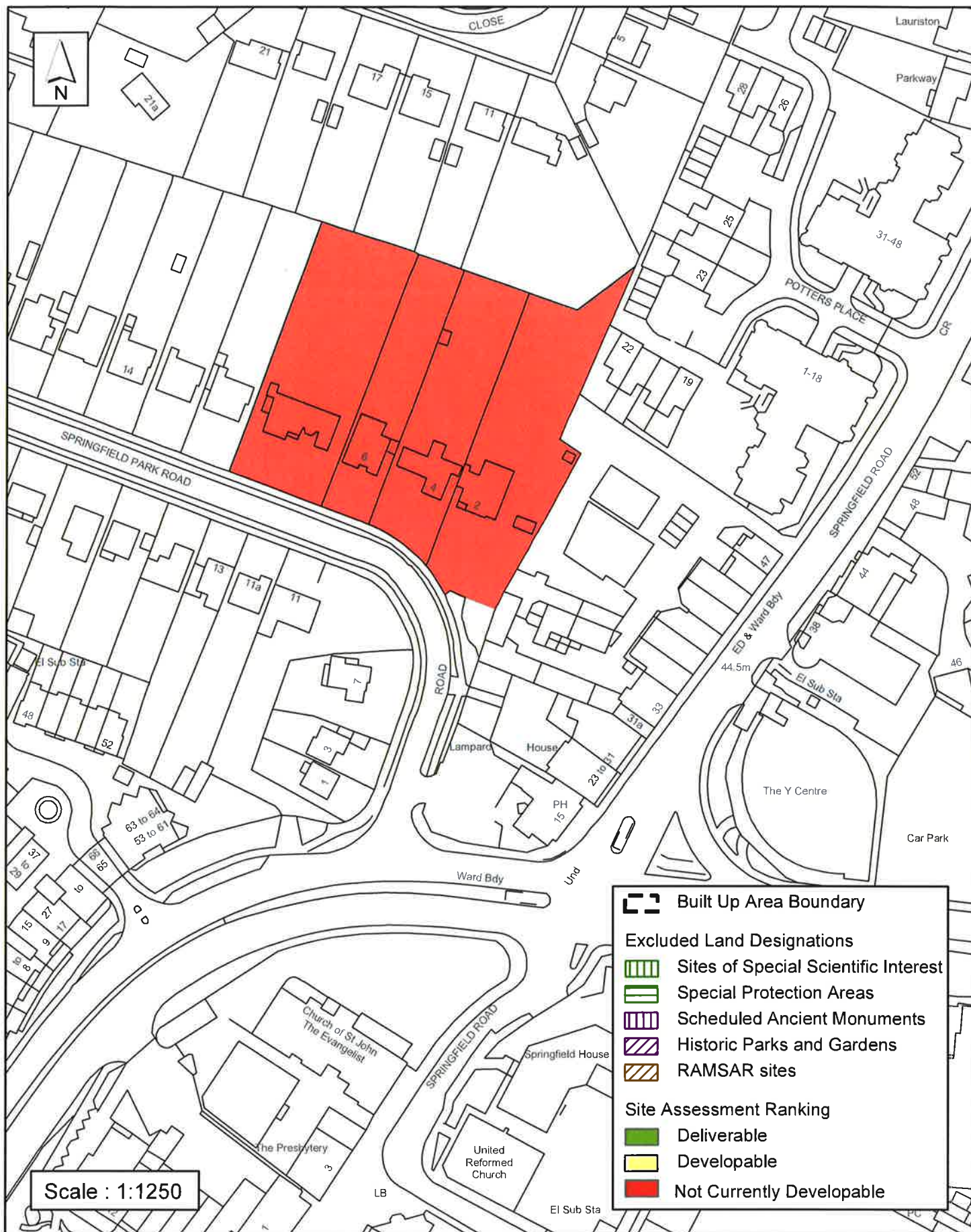
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<b>Excluded Site</b>	<input type="checkbox"/>	<b>Exclusion Reason</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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# SA - 275: 2,4,6,8 Springfield Park Road, Horsham



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## Horsham District Council

Park North, North Street, Horsham,  
West Sussex. RH12 1RL  
Head of Strategic & Community Planning, Jill Scarfield



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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA394</b>	<b>Site Name</b>	<b>Rookwood Golf Club South</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	Robin Hood Lane, Warnham, West Sussex		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>				
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	30.34	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input checked="" type="checkbox"/>	<b>Greenfield/PDL</b>	Greenfield	<b>Available</b>	<input checked="" type="checkbox"/>
		<b>Site Total</b>	0	<b>Achievable</b>	<input type="checkbox"/>
				<b>Viable</b>	<input type="checkbox"/>

**Justification**

The site is currently in leisure use and considered a green lung to the western edge of Horsham Town. The site is therefore not suitable for residential development and has been assessed as not currently developable.

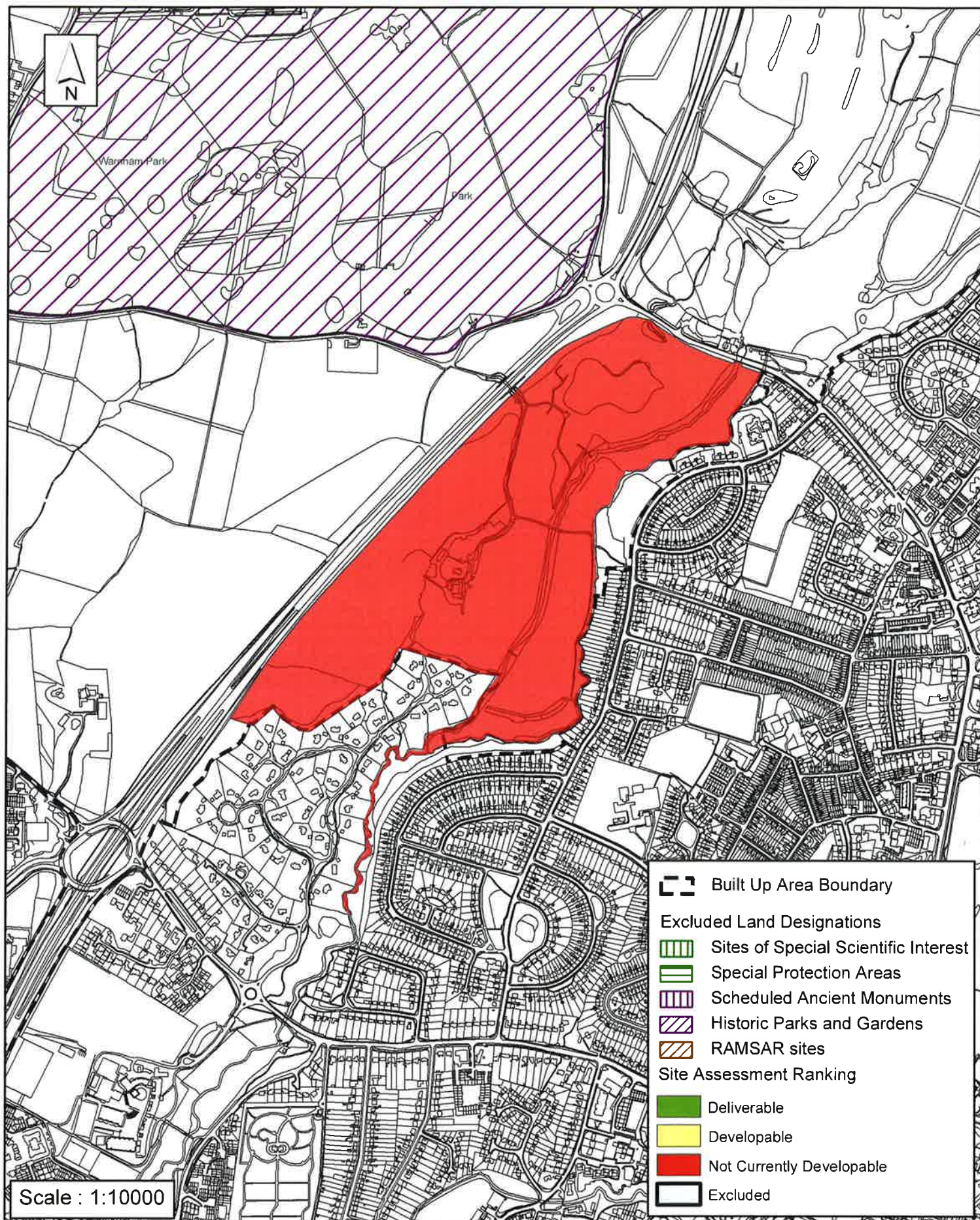
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<b>Excluded Site</b>	<input type="checkbox"/>	<b>Exclusion Reason</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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# SA - 394 : Rookwood Golf Club South, Robin Hood Lane, North Horsham



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Date: 01/08/2014

Revision: 02/11/2015

## Horsham District Council

Parkside, Chart Way, Horsham  
West Sussex RH12 1RL.

Chris Lyons : Director of Planning, Economic Development & Property



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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA249</b>	<b>Site Name</b>	<b>34 Rushams Road</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	<b>Horsham</b>		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>				
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	<b>0.1</b>	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input type="checkbox"/>	<b>Greenfield/PDL</b>	<b>PDL</b>	<b>Available</b>	<input type="checkbox"/>
		<b>Site Total</b>	<b>0</b>	<b>Achievable</b>	<input type="checkbox"/>
				<b>Viable</b>	<input type="checkbox"/>
<b>Justification</b>					

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<b>Excluded Site</b>	<input checked="" type="checkbox"/>	<b>Exclusion Reason</b>	The potential yield of the site falls below the required SHELAA threshold of 6 dwellings
<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>	



# SA - 249: 34 Rushams Road, Horsham



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Head of Strategic & Community Planning, Jill Scarfield



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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA252</b>	<b>Site Name</b>	<b>The Nelson</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	25 Trafalgar Road, Horsham	
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	0.1	<b>Suitable</b> <input type="checkbox"/>
<b>Not Currently Developable</b>	<input type="checkbox"/>	<b>Greenfield/PDL</b>	PDL	<b>Available</b> <input type="checkbox"/>
		<b>Site Total</b>	0	<b>Achievable</b> <input type="checkbox"/>
				<b>Viable</b> <input type="checkbox"/>
<b>Justification</b>				

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<b>Excluded Site</b>	<input checked="" type="checkbox"/>	<b>Exclusion Reason</b>	COMPLETE
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA262</b>	<b>Site Name</b>	<b>10 Milnwood Road</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>		<b>Suitable</b> <input type="checkbox"/>
<b>Not Currently Developable</b>	<input type="checkbox"/>	<b>Greenfield/PDL</b>	<b>PDL</b>	<b>Available</b> <input type="checkbox"/>
		<b>Site Total</b>	<b>0</b>	<b>Achievable</b> <input type="checkbox"/>
				<b>Viable</b> <input type="checkbox"/>
<b>Justification</b>				

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<b>Excluded Site</b>	<input checked="" type="checkbox"/>	<b>Exclusion Reason</b>	<b>COMPLETE</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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SA - 262: 10 Milnwood Road, Horsham



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Head of Strategic & Community Planning, Jill Scarfield

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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA284</b>	<b>Site Name</b>	<b>Southern Counties Glass</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	Southern Counties Glass, Springfield Road, Horsham		
<b>Years 6-10 Developable</b>	<input type="checkbox"/>				
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	0.2	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input type="checkbox"/>	<b>Greenfield/PDL</b>	PDL	<b>Available</b>	<input type="checkbox"/>
		<b>Site Total</b>		<b>Achievable</b>	<input type="checkbox"/>
				<b>Viable</b>	<input type="checkbox"/>
<b>Justification</b>					

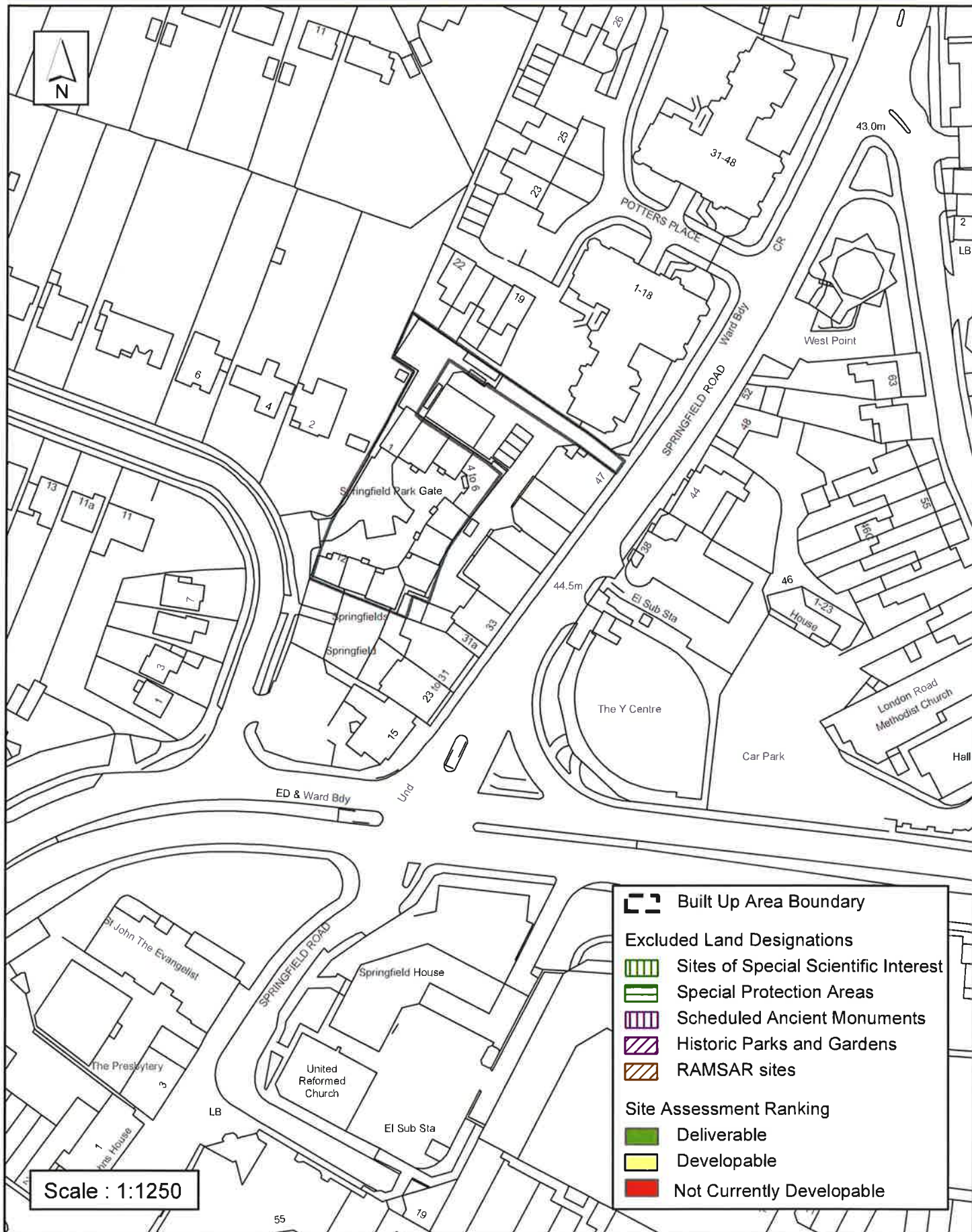
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<b>Excluded Site</b>	<input checked="" type="checkbox"/>	<b>Exclusion Reason</b>	<b>COMPLETE</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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# SA - 284: Southern Counties Glass, Springfield Road, Horsham



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## Horsham District Council

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West Sussex. RH12 1RL  
Head of Strategic & Community Planning, Jill Scarfield

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<b>Parish</b>	<b>Trafalgar</b>
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<b>SHLAA Reference</b>	<b>SA315</b>	<b>Site Name</b>	<b>Leggyfield Court</b>
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<b>Years 1-5 Deliverable</b>	<input type="checkbox"/>	<b>Site Address</b>	Redford Avenue, Horsham	
<b>Years 6-10 Developable</b>	<input type="checkbox"/>			
<b>Years 11+</b>	<input type="checkbox"/>	<b>Site Area (ha)</b>	<b>Suitable</b>	<input type="checkbox"/>
<b>Not Currently Developable</b>	<input type="checkbox"/>	<b>Greenfield/PDL</b>	<b>Available</b>	<input type="checkbox"/>
		<b>Site Total</b>	<b>Achievable</b>	<input type="checkbox"/>
			<b>Viable</b>	<input type="checkbox"/>
<b>Justification</b>				

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<b>Excluded Site</b>	<input checked="" type="checkbox"/>	<b>Exclusion Reason</b>	<b>COMPLETE</b>
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<b>Lapsed PP</b>	<input type="checkbox"/>	<b>Date</b>
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# SA - 315 : Leggyfield Court, Horsham

