Online Comment

Application	H20-0933-25
Location	Horsemoor House Horsemoor Drove Sutton St James PE12 0EY
Proposal	Siting of mobile home within residential curtilage for ancillary use to main dwelling

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Name	Oliver Wright
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Date Submitted	09-10-25
For/Against	Support

On behalf of the National Annexe Planning Consultancy (NAPC), I write in support of planning application H20-0933-25 for the siting of a mobile home within the residential curtilage of Horsemoor House, Horsemoor Drove, Sutton St James, Spalding PE12 0EY, for ancillary use to the main dwelling. NAPC is a national specialist in ancillary and modular accommodation, and we recognise the growing need for flexible living solutions that make best use of existing residential plots.

The proposal for an ancillary mobile home aligns with the principles of sustainable development by providing adaptable accommodation without the need for large-scale new building. Ancillary accommodation such as this supports multigenerational living, enables families to respond to changing care needs, and offers a practical response to housing pressures. We note that the application clearly states the mobile home is for ancillary use, and we encourage the council to ensure that any permission granted is conditioned to prevent its separation or independent occupation from the main dwelling.

In considering this application, it is important to ensure that the scale, layout, and access arrangements remain subordinate to the main house and do not adversely affect the character of the area or neighbouring amenity. NAPC's experience nationally demonstrates that, when appropriately designed and managed, ancillary accommodation can integrate successfully within residential settings.

We encourage South Holland District Council to consider the positive outcomes seen in Ireland and California, where supportive policies for ancillary accommodation are helping to relieve housing and care pressures. We respectfully suggest that the council reflect on these benefits in future reviews of local planning policy, to facilitate sustainable and flexible living arrangements for residents.

Further information on the benefits and best practice for ancillary accommodation can be found at https://napc.uk/annexe-support/.