

Planning Application Ref: 2382/APP/2023/2906 – Broadwater Lake – Hillingdon Water Sports Facility and Activity Centre – Revised Planning Application dated November 2025

This submission on behalf of the Trustees and Main Committee of the Broadwater Sailing Club (BSC).

Since our letter to the Council dated 8th January 2026, we have met with the Applicant team on 12th February 2026 to discuss the application further. We do wish to clarify that the letter submitted was a 'Comment' on the revised planning application, it was not intended to be an 'Against' or objection. In the meeting, the Applicant also advised that the removal of BSC from the description of development was because it is good practice not to name occupiers in a description of development.

We understand that the design of the new sailing club is being led by the ecological constraints of the site and that some of the limitations are necessary for this reason. It has also been explained to us by the Applicant team that Natural England will not allow the Hillingdon Water Sports Facility and Activity Centre and BSC to operate together on the north and south of the lake due to the disturbance to wildlife.

The planning consultant explained to us that there will be an Operational Management Plan in place which will be submitted to the Council for approval before the facility is occupied. We have requested to be involved in the development of the Management Plan and this has been agreed with the Applicant. Whilst we consider that HOAC could use Dews Lane, this has been discounted by HS2 and Hillingdon Council due to noise and safety concerns for children and vulnerable adults.

As set out in our response to the revised planning application, overall we provided comments on the Planning Application as a key stakeholder. BSC as an organisation support the principle of the planning application to find a new location for HOAC and if planning is consented, it is our intention to move to the new facility.

We look forward to working with the Applicant on development of the Operational/Site Management Plan following the grant of planning permission and to having input into the detailed design stage and the Applicant has agreed to this.

As Broadwater SC, it is our objective to continue sailing on Broadwater Lake, preserving the community that has developed around the club in 50+ years of its existence.

Submitted by Broadwater Sailing Club Trustees and Main Committee.

Friday 5th March 2026