

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 16 July 2025 12:32:58 UTC+01:00
To: "Andy Watt" <andy.watt@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/24/2957

Comments summary

Dear Sir/Madam,

Planning Application comments have been made. A summary of the comments is provided below.

Comments were submitted at 16/07/2025 12:32 PM.

Application Summary

Address:	The Prince Albert Copthorne Bank Copthorne Crawley West Sussex RH10 3QX
Proposal:	Sever existing land to retain existing public house use and area of pub garden and erect a convenience store and 4 no. apartments with associated works, including alterations to the existing vehicular access and car park (Amended plans and retail justification received 1 May 2025) (Updated drainage, ecology and landscaping information received 26 June 2025)
Case Officer:	Andrew Watt

[Click for further information](#)

Customer Details

Address: 75 Church Lane, Copthorne, West Sussex. Crawley

Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	My objections include:- Parking - parking is already very problematic in this immediate area, which will be made significantly worse by an additional convenience store. Where will the patrons of the pub park? IF, in the convenience store car park, this will not be enough. On the

opposite side of the road is a community use hall with only half a dozen spaces, which are clearly not enough. Adjacent to the site, is an estate agents, existing flats, an existing convenience store and a cafe. All of which, creates congestion to the extent that passing Meadow Approach and outside the shops, already very busy.

Traffic - this is already heavy with the junction used by public transport, HGV's travelling through etc. More traffic and delivery lorries will only make this worse.

Requirement for another convenience store - although I notice the applicants have submitted a report supposedly supporting the numbers, data used are national statistics. The village already has 3 convenience stores, including one adjacent this this proposed new site. That one, also houses the Post Office and has recently undergone renovation. A large supermarket chain opening one next door, will likely see its demise which will impact on the local community, if it loses its Post Office.

Approaches have been made to the developers enquiring whether they would sell the pub to local interested parties with no response received. Severing the land, reducing the footprint of the pub, will significantly impact on its viability and thus, if lost, the community will lose another amenity.

Kind regards