

Katherine Williams

From: [REDACTED]
Sent: 27 August 2026 11:57
To: Katherine Williams
Subject: Handland Horsted Keynes site SA29

Dear Ms Williams,

I am writing regarding the proposed external lighting scheme put forward by Macar Developers for the 30-dwelling development at Hamsland, Horsted Keynes (site SA29, land south of St Stephen's Church). I understand this lighting was not included in the original planning permission for the site and is now being brought forward as a separate or amended proposal.

I wish to formally object to the introduction of this lighting on the following grounds:

1. I live in a listed building which overlooks the site. Originally we were advised the any project of the site would need to screen the development from our view. This condition seems to have been removed. Now the introduction of street lighting seems to have raised the project even further rather than trying to nestle into the current environment.
2. Conflict with the Horsted Keynes Neighbourhood Plan: Policy HK13 (Light Pollution) requires any development proposing external lighting to demonstrate that it is genuinely needed for operational or safety reasons. Given that there is no other street lighting in the village or surrounding I would imagine that this is very difficult to justify.
3. Character of the village: Horsted Keynes has no existing street lighting, a feature explicitly recognised in the Neighbourhood Plan as contributing to the village's rural character, which residents wish to retain. Introducing lighting at Hamsland would be materially out of keeping with this established character. There have already been prior requests for lighting turned down by the Parish Council over the years and this would set an unwelcome precedent for future developments in the parish as well as reopening old requests. It could very much be the trigger that launches considerable unwelcome changes to light in the village. Floodlights for the football pitch tennis club and cricket ground .
3. High Weald AONB and dark skies: The parish lies wholly within the High Weald Area of Outstanding Natural Beauty, which the Neighbourhood Plan notes retains some of the darkest skies in the South East of England. National policy (NPPF paragraph 176) requires great weight to

be given to conserving the landscape and scenic beauty of AONBs, and this should extend to protecting the night-time environment from unnecessary illumination.

4. Departure from what was originally permitted: I would ask for clarification from Mid Sussex District Council on whether this represents a departure requiring a fresh application, and whether Policy HK10 (protection of natural habitats, including the adjacent Ashdown Forest SPA/SAC) has any bearing given the potential effect of artificial light on nocturnal wildlife.

The introduction of artificial street lighting has a severe and far-reaching impact on nocturnal ecosystems, transforming the nighttime environment in ways science is only beginning to fully understand. [\[1\]](#)

How Street Lighting Harms Wildlife

- **Bats**: For many bat species, encountering an artificially lit street is like **staring directly into car headlights on full beam**. Linear rows of street lamps act as physical barriers, delaying their emergence from roosts or preventing them from navigating to foraging grounds entirely. [\[1, 3\]](#)
- **Insects**: Streetlights create a fatal attraction for moths and other invertebrates, leading to death by **exhaustion, dehydration, or heavy predation**. In areas with streetlights, caterpillar populations have been shown to decline by over 50%. [\[1, 2\]](#)
- **Birds**: Artificial glow disrupts the natural sleeping and eating rhythms of birds. For example, tawny owls are increasingly drawn to loud, well-lit roadsides to hunt because their prey can no longer hide in the shadows, **massively increasing the owls' risk of vehicle collisions**. [\[1\]](#)
- **Ecosystem Collapse**: Because two-thirds of invertebrates are partially or wholly nocturnal, light pollution has reduced nocturnal pollinator visits to flowers by **up to 62% in some areas**, causing a ripple effect throughout the entire food chain. [\[1, 2\]](#)

5) This site is opposite my house and when I have to leave the curtains and window open overnight in warm weather, the external light source would not be welcome.

I therefore lodge this formal objection with MSDC.

Yours sincerely,
Sent from my iPhone