

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 02 May 2026 10:45:24 UTC+01:00
To: "Andrew Horrell" <andrew.horrell@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/26/0872

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 02/05/2026 10:45 AM.

Application Summary

Address:	McDonald's 165 London Road East Grinstead West Sussex RH19 1ET
Proposal:	Variation of condition no 11 relating to planning application GR/199/96 - to extend the restaurant's opening hours.
Case Officer:	Andrew Horrell

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Customer Details

Address:	43 White Lion Close East Grinstead
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Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	I believe the planning rationale for condition no 11 remains valid and is stronger today than 1996 for the following reasons: 1. Increase in Residential Properties: Several apartment buildings have been constructed close to McDonalds, since 1996. Removing the restriction would expose a much larger residential population to the late-night noise, lighting and disturbance than was the case in 1996. Therefore, the justification submitted by Savills in their covering letter that the surroundings are 'highly commercial' and would have limited' impact on the existing levels

of residential amenity' is flawed.

2. Noise Impact: The applicant relies on a Noise Impact Assessment to support the withdrawal of Condition 11. The conclusions are limited as the monitoring was undertaken over a limited period in February 2026, one of the quietest times of the year for late-night outdoor activity. This short Winter period is unlikely to reflect the higher levels of outdoor activity that occur during Spring and Summer months. The NIA underrepresents and underestimates the true scale of potential night-time disturbance when even low-level activity such as vehicle movements, lighting, closing of car doors, voices, stereos, food and delivery agents (who often use the layby in front of White Lion Close for parking) will appear amplified.

3. Increase in Anti-Social Incidences

We already experience regular late-night disturbance associated with antisocial behaviour, most significantly on Thursdays, Fridays, Saturdays, and occasionally Sunday. Groups frequently gather in nearby locations including the playground area at King George's Field, the walkway through Sussex House, and the rear car park at White Lion Close. These gatherings can involve shouting, arguments and other disorderly behaviour during late evening and night-time hours. Such incidents are not isolated and are reflected in local police information.

A 24-hour opening will increase the likelihood of the duration and frequency of these disturbances. Therefore, I strongly dispute Savill's statement that there are 'no unacceptable' consequences of extension of trading hours.

4. Litter, Food Waste and Vermin

Waste originating from MacDonald's is often found in the front and rear of White Lion Close, nearby pavements on London Road and St. James Road, and particularly King George's Field. This is especially noticeable from Thursday to Monday when bins become full and waste is left around seating areas and pathways. This detracts from the enjoyment of an important local green space, which is especially important to families and apartment residents, who have no private green space.

Discarded food waste also attracts vermin. Large rats often cross my path on walks around King George's Field, particularly near the seating area close to the children's playground. Increased late-night food availability and associated litter could intensify this problem, with implications for both public health and other wildlife. Condition no 11 is an important safeguard designed to protect residential amenity. I, therefore, respectfully request that the local planning authority retain Condition No 11 and refuse the requested variation.

Kind regards