

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 29 July 2025 17:11:55 UTC+01:00
To: "Joanne Fisher" <joanne.fisher@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/25/1129

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 29/07/2025 5:11 PM.

Application Summary

Address: Land At Foxhole Farm Foxhole Lane Bolney West Sussex

Proposal:

Outline application (appearance, landscaping, layout and scale reserved), for the erection of up to 200 residential dwellings, including affordable housing; a community building (use class F1) encompassing land for education provision, together with associated access, ancillary parking and landscaping; the creation of a vehicular access point from the A272 Cowfold Road, and pedestrian and cycle only access to The Street; and creation of a network of roads, footways, and cycleways through the site; together with the provision of countryside open space, children's play areas, community orchard, and allotments; sustainable drainage systems and landscape buffers. ADDITIONAL INFORMATION received 4th July 2025 concerning landscapes, LVIA, and transport technical notes to address National Highways, WSCC Highways and Landscapes responses and amended outline masterplan, illustrative masterplan and parameter plan on building heights.

Case Officer: Joanne Fisher

[Click for further information](#)

Customer Details

Address: 8 Davey Drive Bolney

Comments Details

Commenter Type: Neighbour or general public

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: I am writing to formally object to the proposed development of 200 new houses in Bolney.

As a local resident, I have significant concerns regarding the impact this scale of development would have on our village:

1. Loss of Wildlife and Natural Habitat

The proposed site is home to a rich variety of local wildlife, including deer and many bird species. The area provides a natural corridor for animals and a peaceful green space for residents to enjoy. Building on this land would lead to irreversible habitat destruction and threaten local biodiversity.

2. Overdevelopment and Village Character

Bolney is a small, friendly village with a distinct rural charm. Adding 200 houses would dramatically alter the scale and character of the community, turning it into something it was never meant to be. This number of houses would increase the population substantially and fundamentally change the nature of our village.

3. Pressure on Infrastructure and Services

Our roads are already struggling with congestion, particularly at peak times. We do not have the infrastructure - including medical services, schools, and local shops - to accommodate a sudden and significant increase in residents. This level of development would put unsustainable pressure on already stretched services.

4. Increased Pollution and Environmental Impact

With 200 more homes comes an inevitable increase in car usage, leading to more air and noise pollution. The environmental cost of such a development - in terms of emissions, traffic, and loss of green space - would be deeply damaging to the wellbeing of residents and the environment.

I urge you to reject this application and instead consider development that aligns with the scale, needs, and sustainability of our village.

Kind regards