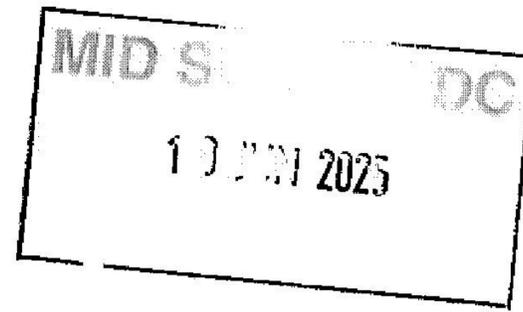


Planning Department
Oaklands Road
Haywards Heath
RH16 1SS



30th May 2025

Dear Sir/Madam

Re: Planning Application DM/25/1129 Land at Foxhole Farm

I grew up in Bolney and now drive there daily to take my children to Bolney Primary School. I am writing to express my strong objection to the Foxhole planning application.

Increased traffic from the proposed development accessing the already very busy A272 will cause further holdups, jams & accidents. This will have a detrimental effect on people coming to Bolney to work, get their children to school or visit friends and relatives. Increased traffic will create rat runs through the village's already very narrow roads and streets, which will cause a danger to the residents there, especially the elderly and children.

I feel the proposed development is not sustainable because Bolney is a small village with very limited services & infrastructure. They do not have a Post Office, grocery shop within the main village, GP surgery, dentist or a regular bus service; which has no plans on being improved & has been recently reduced further (fails Policy DP21-Transport and Infrastructure Concerns). They already have to use a car to access these services elsewhere. This huge development will put an enormous strain on education provision & on an already stretched GP, dental & social care service. The local primary school at almost full capacity does not have the space for further expansion to the degree needed. There are no cycle paths to nearby villages & the A272 is a fast & busy road not suitable for cyclists. None of the developers infrastructure proposals will improve the sustainability of the village, they will still not be able to meet their daily needs without the use of a car.

Offer of a community hub is of no appeal to Bolney residents for their use or if used by Kangarōos. Bolney already have a superb modern village hall (Rawson Hall) where my children happily attended Bolney Under Fives playgroup (one of which still does).

Bolney residents, spent many months working together to develop the Neighbourhood Plan where other more suitable & sustainable sites were identified & approved. This development is not supported by the policies of the District Plan (Contrary to policy DP6 and Policy BOLBB1 - Inappropriate Location). Foxhole Farm lies outside Bolney's built up area boundary in open countryside. Already many houses have recently been built on greenfield sites such as Magdalene Rise & Churchfield View. Building 200 new houses will effectively double the size of Bolney (259 households were recorded by the 2021 Census) It will ruin the character & setting of this lovely historic village as well as impact the local wildlife & habitat because it is completely disproportionate to Bolney's current village size (Contrary to Policy DP12 and policy BOL2 – Loss of Countryside Character). I feel a development this big will have the negative effect of creating a parallel village and I urge for this application, of a disproportionate number of houses in Bolney, to be rejected.

Yours faithfully

