

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 12 March 2026 13:32:14 UTC+00:00
To: "planninginfo" <planninginfo@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application
DM/25/0446

Consultee comments

Dear Sir/Madam,

A consultee has commented on a Planning Application. A summary of the comments is provided below.

Comments were submitted at 12/03/2026 1:32 PM from Mr Burgess Hill Town Council on behalf of Parish Consultation.

Application Summary

Reference: DM/25/0446

Address: Burgess Hill Northern Arc, Land N And NW Of Burgess Hill, Between Bedelands Nature Reserve In The East And, Goddard's Green Waste Water Treatment Works In The West

Proposal: The construction of a single carriageway link road from the tie-in with the proposed Western Bridge and Link Road (WBLR), through to the proposed tie-in with Eastern Bridge and Link Road (EBLR) including tie-ins to the existing B2036 Cuckfield Road. The primary east-west route will typically comprise of a new 6.5m carriageway with one 3m shared footway/cycleway and one 2m wide footway and two 2.75m verges. While the 6.5m wide carriageway will be consistent throughout, some sections of the primary east-west route will diverge from this typical arrangement to complement area specific requirements. The northern link to the B2036 Cuckfield Road from the proposed east-west road will consist of a new 6.5m wide carriageway and single 2m footway. The southern link to the B2036 Cuckfield Road from the proposed east-west road will consist of a new 6.5m wide carriageway and a short extension of the Green Super Highway extending to the driveway entrance servicing the existing Oak Barn Bar & Restaurant carpark. The western end of the east-west road corridor and the southern link to the B2036 Cuckfield Road will both facilitate connections to the Green Superhighway. All will be constructed to an adoptable standard, together with associated crossing points, earthworks and vegetation removal, surface water and foul drainage infrastructure, utilities corridors and diversions, road lighting, soft landscaping, including tree-planting and temporary fencing, on-street parking and provision of in-line bus stops for bus services. (Amended plans recieved 15/02/2026).

Case Officer: Joseph Swift

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Comments Details

Comments: This application was previously discussed on 31st March 2025. The Committee of 9th March noted the application and still had concerns about the implications for highway safety including on the Cuckfield Road and suggested that suitable mitigations such as roundabouts are implemented for road safety.

The Committee of 9th March also supports the request expressed by the Ecology Team for a suitable Bat Assessment to be carried out prior to making any recommendation.

Kind regards