

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 18 July 2025 13:07:21 UTC+01:00
To: "Andy Watt" <andy.watt@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/24/2957

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 18/07/2025 1:07 PM.

Application Summary

Address:	The Prince Albert Copthorne Bank Copthorne Crawley West Sussex RH10 3QX
Proposal:	Sever existing land to retain existing public house use and area of pub garden and erect a convenience store and 4 no. apartments with associated works, including alterations to the existing vehicular access and car park (Amended plans and retail justification received 1 May 2025) (Updated drainage, ecology and landscaping information received 26 June 2025)
Case Officer:	Andrew Watt

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Customer Details

Address: Lynstead Brookhill Road Copthorne

Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	In an already overpopulated area of Copthorne with little space & infrastructure in place for more development this site will not benefit the community. Copthorne already has x3 convenience stores within less than a mile of each other & does not need more housing in the village especially as its recently had an extra 500

houses added to the area of only increasing heavy and dangerous traffic to the area and in particular Brookhill Road. The addition of the cafe and the rebranding/upgrades to the post office convenience store have already increased traffic and parking issues in this location.

The Transport Statement produced by ADL Transport Consultants included as part of this application does not use recent data and is flawed as a result. It refers to documents from 2023 or older, which do not take into account the significant increases in cut through traffic that now use Brookhill Road and Copthorne Bank since the Heathy Wood development has been added.

This kind of development will only exasperate the problem providing more strain on the roads & more congestion. The council should be focussing more on the increased traffic levels and speeding through the village because it will be a matter of time before a serious accident occurs, there have already been several near-misses in recent months. Traffic calming measures should be a condition of any development considered.

Kind regards