

Peter Davies

From: [REDACTED]
Sent: 17 February 2025 11:12
To: planninginfo
Subject: Fw: Outline Planning Applications DM/25/0016,
DM/25/0017,DM/25/0014,DM/25/0015

Dear Sir/Madam,

I would like to put forward my views on the proposed planning applications set out above.

Whilst I appreciate the need for building new homes, I am of the view that they need to be constructed in a way that is sympathetic to the local environment and provides decent homes for those who will live in them.

As a resident of Wychwood Place the proposed developments wish to have access to the site for construction traffic through Wychwood Place.

Wychwood Place has 67 properties providing homes to 225 people.

The impact of the proposed plans on the residents would be as follows:

- **Practical Access** - Wychwood has extremely poor access using a small single entrance/exit from Turnes Hill Road. With vehicles being parked on the road the width is very tight and requires drivers to access with caution as there is a blind corner as you enter the site. There are not pavements nearer the exit so residents, sometimes with small children & pets can be walking by the edge of the road. The road was designed for access to the Wychwood Development and is wholly unsuitable as access for Construction traffic, which also represents a health & safety issue for residents. In addition, I believe there is the potential to cause back up of traffic on Turners Hill Road at busy times with residents driving in/out along with construction traffic.
- **Flooding/Drainage** - Wychwood properties already suffer from much garden and footpath flooding. The surrounding land floods regularly on the south side and the woods near the flats often creating a pond after heavy rain.

Elivia properties have been informed by their builders that their flooding problems originate from the field higher up, so questions have to be asked about the impact of the proposed plans on this issue.

- **Public Amenities and Services** - Local services such as schools, healthcare and transport are already stretched and unless the local infrastructure is improved before the increase in local population, this will only result in even poorer outcomes for residents.

I hope that Mid Sussex Council and its planning team will ensure that Wates will support all of the communities needs and wishes given the councils priorities as stated within its own plan 202-2025, which shares that their priorities are:

1. Keeping people safe from vulnerable situations
2. A sustainable and prosperous economy

3. Helping people and communities fulfil their potential
4. Making best use of resources

Its is my view that the proposed plans fall well short of this and unless the proposed plans can be updated to allay the concerns I have set out, then I would object to the plans.

Yours sincerely

