

From: planninginfo@midsussex.gov.uk
Sent: 14 February 2026 19:27
To: Steven King
Subject: Mid Sussex DC - Online Register - Comments for Planning Application DM/25/3129

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 14/02/2026 7:26 PM.

Application Summary

Address:	Land At Borde Hill Lane Haywards Heath West Sussex
Proposal:	Outline planning application for the erection of up to 125 dwellings, together with the provision of landscaping, open space, and associated development works, with access from Balcombe Road. All matters reserved except for access.
Case Officer:	Steven King

[Click for further information](#)

Customer Details

Address:	55 Penland Road Haywards Heath Haywards Heath
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Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application

Reasons for comment:

Comments: Dear Planning Officer,

I am writing to formally object to the planning application for the proposed development of 125+residential properties at Sugworth Farm, on the edge of Haywards Heath.

My objection is based on the following material planning considerations, which together demonstrate that the proposal would cause significant and unacceptable harm to the local environment, infrastructure, and character of the area.

Impact on Natural Beauty and Landscape Character

Sugworth Farm forms an important part of the rural setting and natural approach to Haywards Heath. The scale, density, and location of the proposed development would result in a substantial and irreversible loss of open countryside. It would fundamentally alter the character of this area and urbanise what is currently a green and attractive entrance to the town, causing harm to visual amenity and local distinctiveness.

Loss of Trees and Landscape Features

The site contains mature trees, hedgerows, and established landscape features that contribute significantly to the rural character of the area and provide important visual screening at a key gateway into the town. These trees are at risk of direct removal or indirect damage arising from construction activity, changes in ground levels, and long-term pressure on root protection areas. Any loss or degradation of these features would be detrimental to the landscape character and cannot be adequately mitigated through replacement planting.

Impact on Wildlife Habitat and Biodiversity

The farmland, trees, and hedgerows at Sugworth Farm support wildlife habitats and ecological connectivity. Development of this scale would lead to habitat loss, fragmentation, and disruption of wildlife corridors, resulting in a net loss of biodiversity. This is contrary to the principles of sustainable development and the need to protect and enhance natural habitats, particularly at the edge of an existing settlement.

Traffic, Access, and Highway Safety

The proposed development would significantly increase traffic movements in the area. Particular concern arises from the proposed access arrangements via the roundabout onto the main route into Haywards Heath. This roundabout already functions as a busy gateway into the town and experiences congestion, especially at peak times. Introducing additional residential access at this location is likely to exacerbate congestion, disrupt traffic flow, and increase safety risks for motorists, cyclists, and pedestrians. The application does not adequately demonstrate that the existing highway infrastructure can safely accommodate the additional traffic generated.

Impact on Natural Resources, Particularly Water

There are serious concerns regarding the sustainability of water supply in the area. A development of this scale would place increased demand on water resources and associated infrastructure, at a time when wider regional pressures on water availability are well documented. The proposal does not sufficiently address how these impacts would be mitigated in a sustainable manner.

Pressure on Local Services and Infrastructure

Local services and infrastructure, including healthcare, education, public transport, and utilities, are already under strain. The application does not provide adequate evidence that these services can accommodate a significant increase in population without negative impacts on existing residents.

For the reasons outlined above, I believe the proposed development represents an overdevelopment of a sensitive and prominent site. It would cause lasting harm to landscape character, biodiversity, highway safety, and local infrastructure, and fails to demonstrate that it is environmentally or socially sustainable. I therefore respectfully request that planning permission is refused.

Thank you for considering my comments. I ask that this objection is fully taken into account when determining the application.

Yours faithfully,

[Redacted Signature]

Kind regards