

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 15 September 2026 12:19:36 UTC+01:00
To: "planninginfo" <planninginfo@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application
DM/26/1963

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 15/09/2026 12:19 PM from Mr Burgess Hill Town Council on behalf of Parish Consultation.

Application Summary

Reference:	DM/26/1963
Address:	Land Between Edwin Street And Hammonds Ridge Burgess Hill West Sussex
Proposal:	Construction of 9 No. residential dwellings, including associated parking and landscaping. Amended plans and supporting details received 24/09/2026
Case Officer:	Stefan Galyas

[Click for further information](#)

Comments Details

The Committee of 14th September would Recommend Refusal based on the application not meeting the following policies:

Comments: National Planning Policy Framework;
NPPF TR6 (4) and DP28: Edwin Street is a small private road additional traffic will make this more dangerous for residents and other road users
NPPF N2(2): Biodiversity net gain has not been demonstrated
Mid Sussex District Plan:
DP26: the development will cause harm to existing amenity
Mid Sussex Design Guide;
DG45: loss of privacy to neighbouring properties
DG48: noise air and light pollution to existing properties

No decision should be made until SE water have confirmed that

they are able to provide and maintain an adequate fresh water supply.

For construction vehicles to access the site, the access will be via a private road, residents are objecting to this as no easement nor contribution to maintaining the road have been suggested.

Committee noted that the site is not included in the brownfield register and query as to whether this is actually a greenfield site.

Committee also noted concerns as to the access to the portal for objections to be loaded during the consultation period.

Committee were unhappy that the developers community engagement was not adequate as it gave limited options and did not include the possibility of retaining community facility. This contravenes NPPF HC4(2)

Should Mid Sussex District Council be minded to approve this application the Local Community Infrastructure that Burgess Hill Town Council would wish to see provided for on future developments:

Burial Ground

Allotments

Community buildings (including: Beehive, Brookleigh community buildings, Burgess Hill Theatre, Cherry Tree Centre, Cyprus Hall, Cyprus Road former toilet block, Fairfield Road Recreation Ground building, Kings Weald Community Centre, Park Centre, St Johns Pavilion, Sheddingdean Community Centre, Sidney West Centre, Town Hall on Church Walk, West End Farm Pavillion).

Arts and heritage

Community safety initiatives including traffic calming and footpath lighting Improvements to the public realm (e.g. benches, dog bins, litter bins)

Water Fountains

Public Conveniences

Cllr Tofujjul Hussain abstained from speaking and voting on this application.

Kind regards