

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 05 August 2026 15:53:12 UTC+01:00
To: "Joseph Swift" <joseph.swift@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/26/0073

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 05/08/2026 3:53 PM.

Application Summary

Address:	Land Off West Hoathly Road East Grinstead West Sussex
Proposal:	The erection of 42 new homes with access from West Hoathly Road, vehicle and cycle parking, landscaping, drainage, and associated infrastructure and highway works (Amended plans received).
Case Officer:	Joseph Swift

[Click for further information](#)

Customer Details

Address:	14 Southlands East Grinstead
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Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	I wish to object to planning application DM/26/0073 for the erection of 42 dwellings on land off West Hoathly Road, East Grinstead. Whilst I recognise the need for additional housing, I do not believe that this proposal has demonstrated that the surrounding infrastructure can adequately support a development of this size. My principal concerns are as follows. 1. Highway Safety and Traffic

West Hoathly Road is already heavily used and is a bus route (84). Also Standen House (National Trust) attracts additional traffic to West Hoathly Rd. It is a narrow, windy, unlit country lane for most of its length with tall banks either side and no pavement. These hazards make it difficult for vehicles to pass safely. Additional traffic generated by 42 new homes, together with construction traffic, delivery vehicles and service vehicles, would significantly increase congestion and reduce highway safety. There are also concerns regarding pedestrian safety, particularly where footways are limited and visibility is restricted. I am not convinced that the proposed highway works adequately address the likely increase in traffic movements.

The Council should be satisfied that the Transport Assessment accurately reflects existing traffic conditions and the cumulative impact of other recent housing developments in East Grinstead.

2. Pressure on Local Healthcare

Local GP surgeries (Modality) are already under considerable pressure, with many residents, including myself, experiencing difficulty obtaining routine appointments.

The application does not appear to demonstrate how the additional demand created by approximately 100 or more new residents will be accommodated. Before granting permission, the Council should be satisfied that adequate healthcare capacity exists or that appropriate infrastructure contributions have been secured.

3. Water Supply and Sewerage Infrastructure

There are well-documented concerns nationally and locally regarding the resilience of water and sewerage infrastructure. Before planning permission is granted, the Council should require clear evidence from the relevant statutory undertaker that sufficient capacity exists within both the water supply and foul sewerage network to serve this development without increasing the risk of supply interruptions, sewer overloading or environmental harm.

4. Drainage

Given increasing winter periods of heavy rainfall, it is essential that the development demonstrates that surface water can be managed without increasing flood risk either on the site or to neighbouring properties and roads.

The Council should be fully satisfied that the proposed drainage strategy will perform effectively throughout the lifetime of the development.

5. Cumulative Impact

This proposal should not be considered in isolation. East Grinstead has experienced significant housing growth in recent years and further developments are proposed elsewhere. The cumulative effect on highways, healthcare, schools, drainage, water supply and other community infrastructure should be properly assessed before any further major residential development is approved.

For the reasons outlined above, I respectfully request that Mid Sussex District Council refuses planning permission unless it can

be clearly demonstrated that the development will not have an unacceptable impact on highway safety, local healthcare provision, water and sewerage infrastructure, drainage or the wider community.

If the Council is minded to approve the application, I request that robust planning conditions and developer contributions are secured to ensure that the necessary infrastructure improvements are delivered before the development is occupied.

Kind regards