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Sent: 22 October 2025 17:16:06 UTC+01:00
To: "planninginfo" <planninginfo@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Consultee Comments for Planning Application
DM/25/2474

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 22/10/2025 5:16 PM from Mr Nick Bennett on behalf of Environmental Protection.

Application Summary

Reference:	DM/25/2474
Address:	Land South Of Hammerwood Road Ashurst Wood West Sussex
Proposal:	The erection of twelve houses, comprising 4x two bedroom houses, 4x three bedroom houses & 4x four bedroom houses, with associated access (Via Yewhurst Close) and parking
Case Officer:	Joanne Fisher

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Comments Details

The location is semi rural and appears to be low risk with regard to noise and existing air quality. Construction activities could adversely affect the amenity of existing residents.

Accordingly I recommend the following conditions should the proposed development be granted permission:

Comments:	Conditions:
	Air Quality: Prior to the commencement of any residential part of the development hereby permitted, the details of a scheme of mitigation measures to improve air quality relating to the development shall be submitted and approved in writing by the Local Planning Authority. The scheme shall be in accordance with, and to a value derived in accordance with, the Air quality and emissions mitigation guidance for Sussex which is current at the

time of the application. The calculated figure of £3,841 submitted in the Sarnlea Emissions Mitigation Assessment and Statement is accepted and agreed. All works which form part of the approved scheme shall be completed before any part of the development is occupied and shall thereafter be maintained in accordance with the approved details.

Informative – In order to ensure approval, we strongly recommend that the above scheme is agreed in advance with the Council's Air Quality Officer. Measures required under other regimes or policies may not be double counted. However the secure bicycle storage referred to on page 8 of the Sarnlea statement would be acceptable.

Reason: to preserve the amenity of local residents regarding air quality and emissions.

Construction and Deliveries (during the construction phase): Unless otherwise agreed in writing with the LPA, no construction plant or machinery (including generators) shall be used and no commercial goods or commercial waste shall be delivered or collected within the application site outside the hours of 08:00 - 18:00 Hours Monday – Friday, 09:00 - 13:00 Hours Saturday, and no work permitted on Sundays or Bank/Public Holidays.

Reason: To ensure that the amenities of occupiers of other premises in the vicinity are protected.

Kind regards