

From: Oliver Benson <oliver.benson@midsussex.gov.uk>
Sent: 26 August 2026 16:10:46 UTC+01:00
To: "Joseph Swift" <Joseph.Swift@midsussex.gov.uk>
Subject: DM/26/2064 - SR/26/3533 Burgess Hill Northern Arc, Land N And NW Of Burgess Hill, Between Bedelands Nature, Reserve In The East And, Goddard's Green Waste Water Treatment Works In The West, ,

Hi Joe,

I have reviewed the submitted Construction Environmental Management Plan (CEMP) submitted in support of the discharge of Condition 8.

The document broadly addresses a number of the requirements of the condition, including construction lighting, dust suppression measures and general noise mitigation measures. However, further information and clarification is required before discharge of Condition 8 can be recommended.

The proposed core construction working hours are stated as 08:00 to 20:00 Monday to Friday and 08:00 to 13:00 on Saturdays, with no working on Sundays or Bank Holidays. The CEMP also allows for start-up and close-down activities outside of these hours and refers to circumstances where extended working may be required.

No justification has been provided for the proposed routine working hours extending until 20:00 Monday to Friday. Environmental Protection would normally expect construction hours to be restricted to 08:00 to 18:00 Monday to Friday and 08:00 to 13:00 on Saturdays, with no works on Sundays or Bank Holidays, unless a clear site-specific justification is provided demonstrating why extended evening working is required and how impacts on nearby residents will be minimised.

The CEMP also refers on a number of occasions to noise and vibration controls, monitoring arrangements and extended working being agreed through a future Section 61 process. Whilst Environmental Protection acknowledges that a Section 61 application may be submitted separately, the purpose of the submitted CEMP is to satisfy the requirements of Condition 8, but currently it seems to be deferred to a further process.

Further information is therefore required in respect of the proposed construction hours, including justification for routine working between 18:00 and 20:00 and details of the activities proposed during this period, together with clarification of the intended approach to noise and vibration management. Until this information has been provided, Environmental Protection is unable to recommend discharge of Condition 8.

Kind regards,

Oliver

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-----Original Message-----

From: mpc@midsussex.gov.uk <mpc@midsussex.gov.uk>

Sent: 26 August 2026 12:12

To: Oliver Benson <oliver.benson@midsussex.gov.uk>

Subject: Service request - SR/26/3533 Burgess Hill Northern Arc, Land N And NW Of Burgess Hill, Between Bedelands Nature, Reserve In The East And, Goddard's Green Waste Water Treatment Works In The West, ,

Oliver Benson

This is sent from an unmonitored address, please do not respond.

Please see attached Service Request

SR/26/3533

Type: Planning - consultation.

Details: Planning application consultation for application - DM/26/2064 - Burgess Hill Northern Arc, Land N And NW Of Burgess Hill, Between Bedelands Nature Reserve In The East And, Goddard's Green Waste Water Treatment Works In The West

Discharge of Condition 8 (CEMP) in relation to planning application

DM/21/3279 in respect of reserved matters area DM/25/1986 (Phase 1C) We would be grateful for your comments by 16th September 2026

Regards

Communities Support Team

Mid Sussex District Council