

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 07 March 2026 11:40:55 UTC+00:00
To: "Steven King" <steven.king@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/26/0303

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 07/03/2026 11:40 AM.

Application Summary

Address: Land North Of Borers Arms Road Copthorne West Sussex RH10 3LH

Proposal: Outline planning application with all matters reserved except for access for the demolition of an existing commercial building and the erection of up to 260 dwellings, up to 1,700sqm of employment floorspace E(c)(iii), E(g)(i)(ii)(iii), car parking, landscaping, open space, and associated development works, with access from Copthorne Bank and Borers Arms Road.

Case Officer: Steven King

[Click for further information](#)

Customer Details

Address: Littleworth Borers Arms Road Copthorne

Comments Details

Commenter Type: Neighbour or general public

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: In addition to the comments made and reported on by the Copthorne Village Association, which we endorse, it should be recorded that the traffic exiting Borers Arms Road onto the A264 is difficult at all times of the day, which we currently experience. Exiting Borers Arms Road onto the A264 turning right towards

Crawley/M23 is unsafe. To do so we have to travel through the Village. Allowing this development will greatly increase the traffic on Borers Arms Road and therefore throughout the village. Borers Arms Road is already a very busy road with the Golf Clubs, Scout/Guide huts, Olivers, the Industrial estate and the housing developments off Borers Arms Road. It is also used by traffic from the A264 as rat run via Copthorne Bank, to Shipley Bridge Lane and on to Horley. There are insufficient footpaths on Borers Arms Road which means pedestrians walking to the Village on school runs and accessing all the above sites have to cross Borers Arms Road, back and forth at various points.

Although the proposed development is in Surrey, the impact will be felt by Copthorne residents as the schools, doctors, utilities, roads and services which are already stretched.

Kind regards