

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 13 January 2025 21:49:27 UTC+00:00
To: "Joanne Fisher" <joanne.fisher@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/24/2922

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 13/01/2025 9:49 PM.

Application Summary

Address:	Hollyrood House Ardingly Road Lindfield Haywards Heath West Sussex RH16 2RA
Proposal:	Removal of outbuildings and alterations to the existing buildings and hardsurfaces to allow for a change of use from Class C2 (residential institution) use to a Class C3 (dwellinghouse) use to provide 3 no. 1-bed flats, 14 no. 2-bed flats, and 2 no. 3-bed two storey dwellings (and retaining Holy Rood Cottage as a 3-bed dwelling), together with 37 no. car parking spaces, private and communal amenity spaces, landscaping, bin and cycle stores. Alterations to existing access points onto and from Ardingly Road and Park Lane
Case Officer:	Joanne Fisher

[Click for further information](#)

Customer Details

Address:	Grange farm house Ardingly road Haywards Heath
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Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer made comments neither objecting to or supporting the Planning Application
Reasons for comment:	

Comments:

We have no issue with the principle of redeveloping the site. Additional dwellings would support continuing valuable local amenity such as the bus stop.

Our concerns relate to the traffic impact and increased risk to drivers and pedestrians on a busy stretch of fast road.

Ardingly road at that point is national speed limited. There was a fatal collision very close to the application location in November 2024.

The junction is narrow and dark. The opening onto Ardingly road as the main route north would be expected to be more used than that onto Park Lane. Cars crossing the southbound lane to head north would be unable to see northbound traffic driving at speeds of up to 60mph.

Parking for over 30 cars plus all the deliveries and visitors that would be expected to attend the properties would create a big increase in the risk on the road, especially turning northbound.

If the Council is minded to approve the application, changes to improve the safety of the road junction should be clearly mandated as part of an approval to reduce the risk of further incidents on this part of the road.

Additionally there is no safe space to walk along the stretch of Ardingly road from Hollyrood to the junction with Park Lane. Despite being a relatively short distance to Lindfield, the lack of safe walking options would increase car use, increasing the importance of a safe and visible road junction to the site. A pavement would improve but not completely remove the risks.

Kind regards