

Peter Davies

From: [REDACTED]
Sent: 05 December 2025 23:52
To: planninginfo
Subject: Attn: Hamish Evans Re: Application No. DM/25/2830 – 65 Balcombe Road

[REDACTED]

Re: Application No. DM/25/2830 – 65 Balcombe

Mr. Hamish Evans,
Planning officer,
Planning Department
Mid Sussex District Council

5/12/2025

Dear Mr Evans,

I wish to object to the proposed change of use at 65 Balcombe Road, Haywards Heath from a family dwelling to a children's residential care home.

While I fully appreciate the importance of providing safe and supportive environments for children, this proposal would fundamentally alter the nature of the property. It would change the house from a typical family home into a small institutional setting, with staff working in shifts and frequent professional visits. A change of this scale should require a full planning application rather than a Lawful Development Certificate.

The proposed use is significantly different from that of a normal family home:

According to the plans, the property would involve rotating staff, regular managerial oversight, and routine visits from inspectors and other professionals. This level of activity is not characteristic of a family dwelling and would noticeably alter the residential feel of the property and the surrounding area.

Similar proposals have been refused elsewhere:

I understand that applications of this type have been declined in other locations due to the material change in use they represent. It is only reasonable that the same considerations are applied here.

Excessive comings and goings:

The property has always been occupied by a single family. The volume of visits from staff, professionals, family contact, and potentially emergency services would be significantly higher than the neighbourhood has experienced previously. This would lead to increased noise and disturbance throughout the day and evening. My property partially backs onto this property and so any noise will be heard directly by myself and my family. I sometimes work from home and my daughters are currently revising for exams and this noise would impact directly on their studying.

Parking provision is inadequate:

The driveway is small and cannot accommodate the number of vehicles suggested in the application. Additional parking on Balcombe Road, which already suffers from limited visibility and heavy traffic, poses safety and accessibility concerns—particularly for emergency vehicles. This raises legitimate worries about obstruction and road safety. I have 2 teenage daughters who use the pavement outside No 65 [REDACTED] and there is no pavement on the other side of the road to use so they have to walk past this driveway. There's also a local primary school nearby whose children use this pavement regularly to walk to school.

The area's character should be protected:

This part of Haywards Heath has a recognised and valued residential character. I do not believe the proposed change of use would support or preserve that character.

For these reasons, I respectfully request that the Council refuse this application. The proposal would materially alter the nature of the house, generate excessive traffic and noise, create parking and safety issues, and fail to protect the character of the area.

Thank you for taking the time to consider my objection.

Yours faithfully,

108 Penland Road

Sent from my iPhone