

[REDACTED]
104, Penland Road,
Haywards Heath,
West Sussex
RH16 1PH

[REDACTED]
3rd December, 2025

Mr. Hamish Evans, Planning Officer
Mid Sussex District Council Planning
Case: DM/25/2830
Property: 65, Balcombe Road, Haywards Heath West Sussex RH16 1PE

SUBJECT: OBJECTION TO/CONCERNS REGARDING THE PROPOSED CHILDREN'S HOME

Dear Mr. Evans,

I am writing to formally express my significant concerns and objections regarding the proposed change of use for the property at 65 Balcombe Road into a children's home. Based on the proposed requirement of a 24-hour carer for individual children, this leads me to believe these are "problem children" or young people with complex behavioral needs. While acknowledging the need for such facilities, I believe that placing this specific type of home in a tranquil domestic neighborhood raises several serious adverse concerns for the existing community. My concerns are based on the potential impact on local amenity, community safety, and the character of the neighborhood.

Adverse Effects on the Immediate Community

1. Increased Antisocial Behaviour and Disruption:

Children placed in residential care often have complex needs and a history of trauma, which can manifest as externalizing and behavioral problems, including anger and aggression. The potential for increased noise, disturbance (such as loud yelling or fire alarms at unsocial hours), and antisocial behavior from residents could significantly disrupt the peace and quality of life for neighboring families, particularly those who are retired or families with young children. These issues affect my property most, as my property adjoins 65 Balcombe Road and shares half of the garden back fencing.

2. Safety Concerns:

Many of these problematic children may have a history of engaging in high-risk behaviors, including substance misuse, criminal activity, or violence. Placing a facility for such individuals in a quiet, family-oriented residential area introduces potential safety risks for other residents, especially children and the elderly, which compromises the fundamental sense of security in our neighborhood. The risk of absconding residents and associated police call-outs can also be a significant issue.

3. Impact on Property Values:

The establishment of facilities with a known association with "troubled kids" can unfortunately lead to negative perceptions and stigma, which research indicates can impact the desirability of a neighborhood and, consequently, affect local property values. This could affect a large area around the proposed site, and not just the few properties around the home. As such, the initial consultation with letters to only a handful of properties is completely unjust and inadequate, to say the least. More property owners in the vicinity should be given a chance to voice their opinion.

4. Strain on Local Resources:

A high-acuity residential home requires frequent visits from carers and external services (e.g., social workers, emergency services, specialist staff), further increasing traffic and activity on Balcombe Road, which is typically a busy road with heavy traffic.

Suitability of Location for the Residents

1. Problem of Parking:

The proposed children's home is staffed by three carers in each shift and a daytime manager. There would be visits from other officials and inspectors too. During the shift changeover time, there is a possibility that seven parking spaces will be needed. The designed parking space at 65 Balcombe Road measures 10.5 meters by 7.2 meters, and it is impossible to accommodate that number of vehicles all at once. The idea that cars have to park on Balcombe Road outside the property is irresponsible and unsafe, affecting both drivers and traffic on Balcombe Road.

2. Risk of Exploitation:

Locating vulnerable young people in an unfamiliar area, potentially far from their original support networks, can make them more susceptible to exploitation, such as involvement in gang activity or drug networks.

3. Lack of Appropriate Local Amenities:

Our neighborhood is primarily residential, lacking the specific amenities or structured recreational facilities that might be necessary for young people in this type of care, which could exacerbate existing behavioral problems.

I urge you to consider these significant adverse effects on the existing residents and the suitability of this specific location for the proposed use. I request that a more appropriate, perhaps less densely populated or purpose-built location be found for this facility.

I look forward to receiving confirmation that my concerns have been registered and considered in the decision-making process.

Yours sincerely,

