

From: planninginfo@midsussex.gov.uk <planninginfo@midsussex.gov.uk>
Sent: 05 August 2025 20:10:22 UTC+01:00
To: "Andrew Horrell" <andrew.horrell@midsussex.gov.uk>
Subject: Mid Sussex DC - Online Register - Comments for Planning Application
DM/24/2288

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 05/08/2025 8:10 PM.

Application Summary

Address: Park Centre 60 Park Road Burgess Hill West Sussex RH15 8ET

Proposal: Refurbishment and upgrade of the existing buildings including window replacement, new roof insulation, structural alterations. New extension on both sides of the existing main building. New Bin at front, new bike storage at the side with landscaping at the rear with a new storage shed. (amended description 27th May, amended plans and new Drainage details 10th July)

Case Officer: Andrew Horrell

[Click for further information](#)

Customer Details

Address: 8 Upper St Johns Road Burgess Hill

Comments Details

Commenter Type: Neighbour or general public

Stance: Customer objects to the Planning Application

Reasons for comment:

Comments: I am writing as the occupant of 8 Upper St Johns Road, a property very close by to the Park Centre. I wish to formally object to the planning permission to refurbish and expand the Park Centre, which I believe will have an adverse impact on my home and the surrounding area. This is the third time that a planning application has been submitted, without a clear description or overview of the

changes from the previous application. This makes it difficult to identify what changes, if any, have been made since the last application. My objections are outlined below:

1. Parking and Traffic Concerns

According to the submitted plans, the Park Centre will be able to accommodate up to 335 occupants at any one time. This is an extremely high number for such a location and raises serious concerns about parking availability, particularly given the existing lack of sufficient parking in the neighbourhood.

While I acknowledge that some parking exists on nearby roads, these are already heavily congested during the working week due to a lack of available alternatives. Increasing the capacity of this facility without significantly increasing on-site parking provision will only worsen this situation. The six parking spaces proposed are wholly inadequate for the anticipated number of visitors and will inevitably lead to further disruption and potential safety hazards for local residents.

2. Noise Disturbance

I am concerned about the excessive noise which will come from the property, particularly with the updated operational plan for the building to be open and in use 7 days a week until 11pm. There will be excessive noise from construction works on the property to make the suggested changes, to which we have not been provided with an estimated duration of how long the construction works would last.

Secondly, operational noise; having a busy centre with so many occupants next to our property is likely to be very noisy, particularly due to the plans to have an open garden area so close to my property. We are deeply concerned that this will have an impact on our ability to enjoy a peaceful residence of our homes due to the noise, which will occur into the night, especially given the nature of the visitors to the property, many of which will be children who will not have the social etiquette or respect to be mindful of their noise or actions.

This is made worse when these occupants will be encouraged through an outside space which is directly adjacent to our property and garden.

3. Loss of Privacy and Security Risks

The proposed outdoor garden areas and the current design of the building also present serious concerns regarding privacy and security. My garden is already overlooked by the upper floor of the Park Centre, which features multiple large windows with no blinds or curtains. As a result, anyone in these rooms can see directly into my garden and even into the living areas of my home. Placing new garden areas directly so close to my property will only increase the sense of intrusion. I am particularly concerned

that individuals may be able to look the fence and see into my property from the garden area.

While I object to the placement of these gardens, I strongly urge that if the development proceeds, measures be taken to protect residents privacy and security. This should include the installation of a taller fence or mature trees to act as a barrier, and the fitting of curtains or blinds on all upper-floor windows to reduce direct lines of sight into my property.

4. Overdevelopment of the Site

In addition to concerns raised in the initial application by other residents, I object to the proposed construction of a timber and cladding storage shed. At 2.5 metres high and 3.1 metres long, this structure will rise well above the current fence line and significantly impact the natural light in both my and my neighbour's garden. Its size and placement are not appropriate for a location so closely bordered by residential gardens and will further diminish the enjoyment of my outdoor space.

More broadly, I believe the overall scale of the proposal represents overdevelopment. While I have no objection to the proposed aesthetic improvements, the scale and intensity of the expansion are entirely inappropriate for a quiet residential street. The size of the building, increased occupancy, and associated structures will dominate the surrounding homes and infringe upon the residential character of the area.

Additionally, aside from the timber shed, I am concerned that the general expansion of the building will further reduce the already limited natural light available in my garden and impact the reasonable enjoyment of my home.

Conclusion

While I appreciate the need to modernise community facilities, the current scale and intensity of the proposal are unsuitable for this location. I urge the planning authority to give these objections careful consideration in the interest of preserving the quality of life for residents on Upper St Johns Road.

Thank you for your time and attention.

Kind regards