

Steven King

From: planninginfo@midsussex.gov.uk
Sent: 08 February 2026 14:38
To: Steven King
Subject: Mid Sussex DC - Online Register - Comments for Planning Application DM/25/3129

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 08/02/2026 2:38 PM.

Application Summary

Address:	Land At Borde Hill Lane Haywards Heath West Sussex
Proposal:	Outline planning application for the erection of up to 125 dwellings, together with the provision of landscaping, open space, and associated development works, with access from Balcombe Road. All matters reserved except for access.
Case Officer:	Steven King

[Click for further information](#)

Customer Details

Address:	5 Orchard Way Haywards Heath
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Comments Details

Commenter Type:	Neighbour or general public
Stance:	Customer objects to the Planning Application
Reasons for comment:	
Comments:	<p>Planning Application Objection</p> <p>This objection is submitted by [REDACTED] a resident of Orchard Way who is directly and significantly affected by this proposal.</p> <p>1. The Site Is Not in the Adopted District Plan</p> <p>The site has been added only to the Draft District Plan despite earlier recommendations for exclusion. As a nearby resident, I am directly impacted by uncertainty around future land use and the introduction of a site which has only been added to the draft district plan without fully considering the detrimental impact to the wider community is of concern.</p> <p>2. Flooding Concerns</p> <p>The area already experiences flooding, with issues documented in nearby roads. Living close to this site, I have personally witnessed flooding that has required road diversions and caused water-pressure problems, including periods with little to no water. Additional hard surfaces from 125 homes risk worsening this. This places emotional and practical strain on residents who face repeated disruptions.</p> <p>3. Wildlife Impact and Impact on the High Weald AONB</p> <p>Protected Wildlife Surveys confirm the presence of protected species namely dormice (legally protected) and several bat species. My garden regularly welcomes wildlife such as foxes, deer,</p>

bats, grouse and pheasants. The loss of habitat would dramatically reduce this biodiversity and diminish the natural environment that is part of our daily life.

The site borders the High Weald AONB. Even a smaller development was deemed harmful, and 125 homes would intensify this. Personally, the quality of the surrounding landscape contributes greatly to my choice to live here.

4. Road Disruption & Roundabout Expansion

The proposal includes a redesign of the Balcombe Road roundabout. Previous work caused months of difficulty. Accessing Balcombe Road from Fairfield Way during peak times is already challenging. A larger roundabout and increased volumes will only exacerbate delays, affecting daily routines, commuting and road safety.

5. Lack of Local Infrastructure

With approximately 350 new residents, demand for schools, GP surgeries, dental care, and water supply will increase. We already face limited NHS dental access and experienced a hosepipe ban. As a local resident, reduced access to essential services directly affects my family's quality of life and that of the wider community.

6. Loss of Trees and Woodland

The plans involve removing woodland and a mature English oak. Despite requests to the council for TPOs, no protections have been added to the site currently. The removal of any tree diminishes the character of the local area and impacts the environmental quality surrounding my home.

7. Overdevelopment - Too Many Houses

The draft plan suggested 60 houses. This proposal seeks 125-more than double. Such intensification would significantly affect the character of the area, placing disproportionate pressure on the community, environment, and daily life for nearby residents like me.

Conclusion

For all of the above reasons, I strongly object to this planning application and urge the Council to refuse it unless robust evidence is provided that addresses flooding, wildlife, landscape, road, and infrastructure concerns.

Yours sincerely,


5 Orchard Way
Haywards Heath
RH16 1UX

Kind regards