



Mr Steven King,  
c/o Mid-Sussex District Council,  
Oaklands, Oaklands Road,  
Haywards Heath,  
West Sussex RH16 1SS

23<sup>rd</sup> of February 2025

Dear Mr King,

Re: Concerns regarding Planning Application No(s) DM/25/0014 & DM/25/0017

I have the following concerns on the above planning applications, starting with the fact that at present, Wychwood Place has already been used to develop two developments totalling forty-four new houses, which was already stretched the underlying infrastructure of this area, including roads, access points and especially, pedestrian safety. The latter is of particular concern as the single access road to now, almost seventy households, is overused and, just adjacent to my home, there is a blind corner with no speed bumpers on either side. To illustrate this, prior to this development many children including mine, used to cycle and walk here safely, after school but this is now an 'accident waiting to happen'. Adding an additional three hundred and fifty homes on this infrastructure alone, increases this risk sky high. If despite our collective concerns now, in spelling this out, physical harm to any individual(s) happens, this will be widely regarded as corporate manslaughter. A similar incident happened in front of Worth School in 2013 despite similar concerns. Please refer to the unfortunate case of Master William Avery-Wright; former Worth school pupil. To this end, in my opinion, access should instead be provided through Huntsland which would have minimal impact on the existing properties and w.r.t. the development on the South side of Huntsland, is logical.

On another note, we, the residents of Wychwood Place currently pay upwards of £600 per annum to Remus Management Company, which was originally set up by CALA homes, the original developer of Wychwood Place. This pales in comparison for instance to the approximately £250 that Dandara Homes in Crowborough, is currently charging for a similar service on a much larger development. Essentially, paying Remus is akin to daylight robbery. As there is no legislation in this regard, we have approached our local MP to have this discussed in parliament. To rub salt into the wound, at the same time the management company requires residents to collectively pay about £2000 a year towards a road reserve fund to cater for road repairs in the future. It is important to question how the addition of a further one-hundred and fifty residences are going to affect this sum, which appears to be arbitrarily set. There is no template in this regard and we fear that this is open to corporate manipulation for profits. It would be fairer, in my opinion, to place Wychwood Place under Mid-Sussex

District Council itself. This makes sense as the council taxes we are paying here are among the highest in the UK and apart from garbage collection, Mid-Sussex District Council contributes nothing much to Wychwood Place, be it road maintenance or the lighting. Some may question whether Mid-Sussex District Council and Remus Limited, are two sides of the same coin. I hope that you will address my concerns in this regard. Thank you.

Yours sincerely,

