
Sent: 11 May 2026 11:41
To: Planning
Subject: DC/26/0567 - 9 Montpelier Gardens Washington West Sussex RH20 3BW
Attachments: London road 1.jpg; London Road 2.jpg
Categories: Comments Received

Dear Planning Officer,

I wish to object to planning application DC/26/0567 relating to the erection of 2 no. semi-detached houses on land to the side of 9 Montpelier Gardens, together with the demolition of the single storey element to the side of No. 9 and erection of a two storey rear extension to the existing dwelling.

In the West Sussex County Council consultation response, it was concluded that visibility at the access onto Old London Road is “good” and that there are “no access issues.” I strongly disagree with this assessment.

While the existing access serves residential dwellings, this does not remove the significant highway safety concerns arising from vehicles entering and exiting onto Old London Road, which is a ‘D’ classified road subject to a 60mph speed limit. In practice, joining this road is difficult and potentially hazardous due to restricted visibility, parked vehicles, and the speed of approaching traffic.

Please see the attached photographs, which clearly demonstrate how difficult it is to safely pull out onto Old London Road from Montpelier Gardens. As shown in the images, visibility is not good, particularly when trying to judge the speed and distance of vehicles travelling at high speed along this road.

It should also be noted that these photographs were taken during a relatively quiet period on the road, when there were fewer moving vehicles than normal. However, even at quieter times there are regularly parked cars along the road which further restrict visibility when attempting to exit Montpelier Gardens. At peak traffic times and during weekends, traffic volumes are significantly higher, making it even more difficult and dangerous to safely pull out onto Old London Road.

Any increase in vehicle movements resulting from the proposed development would further increase the risk to residents, pedestrians, and other highway users.

For these reasons, I believe the application should be reconsidered and subjected to a more realistic assessment of the access arrangements and visibility splays based on actual site conditions rather than theoretical assumptions.

Kind regards,


7 Montpelier Gardens
Washington

RH20 3BW

