

[REDACTED]

From: [REDACTED]
Sent: 10 September 2026 11:47
To: Planning
Subject: Resident Comment re DC/26/0366

Categories: Comments Received

Dear Sir,

I am opposed to this development unless existing highways infrastructure shortfalls are fully and truthfully addressed within the negotiations.

My main concern relates to the challenges and dangers (especially to local resident pedestrians and cyclists) resulting from the 21C use of the narrow rural roads as they exist now - let alone with another 1,500 households.

The main country road which is further threatened by the housing is Tower Hill. WSCC Highways freely admit they cannot make this road any safer for pedestrians and cyclists with the current level of usage - let alone with the future demand from the proposed estate. Nothing can be done about the flooding, the adverse cambers, the blind narrow bends, the narrow hill, the excess speeding, the dangerous Boars Head junction, the fact that the road surface is above the level of the houses - the total absence of safe footway in an unlit road.

In no way does Tower Hill meet the strict Street building rules that will be rigidly applied to the applicant's estate roads so it seems totally reasonable that sensible negotiations and consideration of alternatives and fully adequate, implementable, agreed mitigation take place with all players - including local tax-paying local residents. Tower Hill (Boars Head right through to Christs Hospital Road Junction) and Two Mile Ash need full recognition, consideration and action, not minimal mitigation.

A first step toward this all-stakeholder consideration is the accurate and open collection of traffic usage data. That this has been noted by Highways as being needed and especially under S106 requirements is to be commended and expected. This would also allow for local resident representation. All stakeholders need to consider the ramifications of the imposition of so many households into a rural area in a frank and honest manner. The use of data related to use of 24/7/365 data will be a good basis from which to start.

My last comment is to once again emphasise that Tower Hill is the sole access road to Christ's Hospital, Bluecoat Sports and Barns Green from Horsham. The road as now is totally insufficient for this level of traffic. It is beyond belief that, if new estates are to be built, there would not be full consideration of the chance to re-design access roads direct from existing A roads thus relieving narrow country roads and also giving the new residents easy 21C design access/egress to their new houses. To lose an opportunity whilst knowingly making existing shortfalls worse is beyond belief.

Regards

[REDACTED]

3 Pillarbox Cottages
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[REDACTED]

Resident since 1979.

[REDACTED]