

[REDACTED]

Sent: 04 February 2026 09:12
To: Planning
Subject: Objection to Planning Application DC/25/2057 – Barns Green land north of little slaughterFord Resident and member of the public - Object

Categories: Comments Received

>
> Dear Sir or Madam,
>
> I am writing as a local resident to object to the planning application for around 68 new houses on land south of Smugglers Lane and Chapel Road, Barns Green. I moved here when I was 7 and now 21 years later am so appalled how our village and community life is now under very real threat.
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> While I understand that new housing is needed in general, I do not believe this site is suitable for a development of this size. The proposal goes against the recently agreed Itchingfield and Barns Green Neighbourhood Plan and would cause a number of practical problems for the village.
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> The neighbourhood plan was supported by local people in a referendum in 2025 and clearly set out where new housing should be built. This site was considered during that process and was not chosen. Approving this application would ignore the decisions made by the community and weaken the purpose of neighbourhood planning.
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> Traffic is already a serious concern in Barns Green, particularly along Chapel Road. The road is narrow, busy, and affected by parked cars, especially near the school, shop and pub. Adding dozens more homes would mean many more cars using the same road, which would increase congestion and make conditions less safe for pedestrians and the roads are not fit for purpose- collapsing in places and drains demolished.
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> There are also concerns about water supply and drainage. This area is known to have water and wastewater constraints, and it is not clear how a development of this size would avoid adding pressure to an already stretched system. Flooding and sewer problems are already experienced locally during heavy rain with raw sewage going into the local rivers. This cannot be right.
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> The site also forms part of the countryside edge of Barns Green and helps keep a clear boundary between the village and open land. Building here would change the character of the village and affect nearby wildlife, including the setting of Muntham Wood, which is ancient woodland.
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> For these reasons, I believe this proposal would cause harm to Barns
> Green and should not be approved. I therefore ask the council to
> refuse planning application DC/25/2057
>
> Yours faithfully,
>
> [REDACTED]
> Resident and member of the public - [REDACTED]
> Stonecote Sandhills Road Barns Green
> RH13 0PU
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