
From: Planning@horsham.gov.uk
Sent: 15 February 2024 14:34
To: Planning
Subject: Comments for Planning Application DC/23/0189
Categories: Comments Received

Comments summary

Dear Sir/Madam,

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

Comments were submitted at 15/02/2024 2:34 PM.

Application Summary

Address: Sandgate Nursery West End Lane Henfield West Sussex BN5 9RD

Proposal: Outline application for erection of a continuing care retirement community of up to 72 units of accommodation (Use Class C2) and up to 10 starter homes (Use Class C3) with associated community facilities including medical centre and on-site laundry and catering facilities, with access, infrastructure, open space, landscaping and associated works (all matters reserved except for access).

Case Officer: Amanda Wilkes

[Click for further information](#)

Customer Details

Address: Birchwood House West End Lane Henfield

Comments Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Reasons for comment:

- Highway Access and Parking
- Loss of General Amenity
- Overdevelopment

Comments: This opportunistic proposed development is outside the agreed Neighbourhood Plan for new housing developments around the village of Henfield. On that ground alone it should be refused. Previous similar proposed developments on this site have also been refused in recent years. In addition, this proposal would increase the congestion at the existing pinch-point of Church Street/High Street to unsustainable levels during rush hours, despite the views of the Highways Agency. Increased pollution and the risk of accidents are additional consequences. It would also place additional strain on the already inadequate water supply and sewage treatment facilities in the region, which have persistently not been developed to

keep pace with the greatly increased population density. Southern Water's assurances may be dismissed as conflict of interest (more residents equals more income). Lastly, the Council must separate their own conflict of interest as regards the proposed increase in rate-payers.

Kind regards