

[REDACTED]

Sent: 30 January 2026 00:41
To: Planning
Subject: DC/26/0041 Spring acres West End Lane
Attachments: Photo 1.jpg; Photo 2.jpg; Photo 3.jpg; Photo 4.jpg
Categories: Comments Received

I am writing to object to this application

So far all applications for this property have been refused, apart from stables which were never constructed, after equestrian permission was granted. Horses were only kept on one occasion for approximately six months. Prior to that, the field was used for growing maize which won competitions for the quality. Before that it was used for growing potatoes.

Planning permission has been refused for all applications, some on appeal

The erection of two holiday cottages was refused on appeal in 2017
DC/17/1409

The erection of an agricultural barn was refused in 2017 DC/17/2722

Change of use to a natural burial site was refused in 2025 DC/26/0041

There have been no new builds west of the old railway line to my knowledge since the 1970's with the exception of the three houses in Lawyers lane, which were built by the applicant, four houses that were agreed to for the removal of Milcot industrial estate, three houses for the removal of the industrial estate from Adams yard and one to replace a boiler house at Willow barn. This area of West end lane would fall into the definition of a Hamlet. The properties are mostly farm worker cottages or larger properties that were connected with farming. The remaining few were connected with nurseries. I am not including the Barrett homes estate.

Other applications for houses in West end lane that have been refused are

DC/13/2169 Three houses

Conversion of agricultural barn to a house Adams yard

DC/14/2070 Wheelers well

DC/14/2070 Adur one house

DC/17/0338 The Paddocks three houses

Inspectors refusing the appeals have concluded that

West end lane is a narrow country lane. There are views of open land used for grazing and agriculture and it has a rural feel. It would detract from the pleasant and rural character of the immediate area.

Such a consolidation of residential development separate and detached from the settlement of Henfield, would be detrimental to the undeveloped rural character of the immediate area

As a result of the distance from the centre of Henfield (1.9km) the narrowness of West End Lane. the lack of pavements and street lights, the occupiers of the development would be heavily reliant on car. This would not minimise pollution or increase the use of sustainable transport mode.

They would significantly harm the rural character and appearance of the area.
The residents of west end lane fully support this.

This field is last remaining open field in West end lane on the North side and is a gateway for local wild life. Please photos 1-2 The adjoining property Lydd, is effectively a small nature reserve for Deer, Fox, Red Kite, Buzzards and many other types of wild life which use Spring acres as a gateway to access other areas.

Traffic is a major concern. Nine properties would mean at least 18 vehicles. West end lane is a single track road where two vehicles cannot pass each other without pulling on to private property. Since the Barretts estate was built the lane has become even more popular. It is used by many walking groups, families, Dog walkers, cyclists and Horse riders to access walks to Ashurst, the river and surrounding area.
Please see photos 3-4

The site is prone to flooding Please see photos 5-6

The properties opposite this site would loose a major amenity and suffer noise and disturbance by developing an agricultural field. Please see photos 7-8 The entrance is immediately opposite my house and 18 or more vehicles using this constantly on a daily bases would be distressing.

I fully support the Parish council and residents in their objections to this proposal and urge you to refuse this application



2 Lancasters Cottages

West End Lane

Henfield

BN5 9RB















