

Representer : Peter Stevens

I am expressing my & Tudor Village Residents Association's views.

There are two issues, firstly the appalling lack of consultation and secondly the eventual impact of the development to us.

To deal with the first issue, we only found out about the examination and the proposal the night before the end of the window for making representations to the Inspector. It turns out that Horsham District Council (HDC) only gave two weeks' notice at a time when many people are away on holiday and not to anybody in our area. This is not an acceptable way to treat local people; it is patently anti-democratic and shows a determination to get the proposal passed whatever! I understand that the residents of Melrose Place have not received any notification either. We do not now have any Councillors on the Planning Committee who can call this in. This is unacceptable behaviour and negates local input.

As a background to our issue, I should explain that the proposed development of 450 houses around Rectory Road in Ashington would seriously affect our road. Rectory Road leads up to Warminghurst Church, a listed building, before it becomes Park Lane then Newhouse Lane as it passes our houses going on to Rock Road. Altogether that is about two miles. There are no side roads running off or into it. It is mostly single track. With ad hoc passing places. It is utterly unsuitable for anything bigger than a "white van". It is the only road in this direction (to Storrington village) from the site. It is not a sustainable proposition to have a greater volume of traffic passing over it. In short, it is a manifest disaster for the lane. Any lorries will be unable to negotiate the many tight bends and will ruin the lane edge when they run off the carriageway. And they will damage the retaining wall around the church. Newhouse Lane is used by cyclists, walkers and horse riders; someone will be seriously injured. These roads will become 'rat runs'. In addition, Park Lane regularly floods.

Secondly, the proposal was investigated in 2023 and turned down for several reasons of which you will be aware. What has changed? Only the political persuasion of the HDC. The question is, why do the HDC want to resurrect it? Together with the other development of 75 houses, it will double the size of the village which has no medical facilities and only one shop. It will not provide work in this area for all those new people. This is an agricultural area. The work is in Horsham and Crawley. They will all be driving 25 miles each way on already congested roads and villages, like Cowfold and the A272. From that point of view it is pointless. The extra traffic will increase global warming – more car journeys especially as the bus services are inadequate. It is clear that there is inadequate water infrastructure – the preparations for the waste water and sewage increase are inadequate. It is clear that this proposal and its implications have not been properly thought through.