

7th December 2016



Mr Jonathan Bore MRTPI
C/O Mid Sussex Local Plan Programme Officer -
Ms Pauline Butcher

Linden Homes South
1A Guildford Business Park
Guildford
Surrey
GU2 8XG

Send by email

Tel: 01483 705 100
Fax: 01483 705 111

lindenhomes.co.uk

Dear Mr Bore

Re: Mid Sussex Local Plan Examination: Burgess Hill – Glenbeigh Site, Water Treatment Works – 325 home OPP

I write on behalf of Linden Homes with regard to the above site. I would like to comment on the 325 unit allocation and in particular the expectation for this site to deliver 155 dwellings within the first 5 year of the period.

I am informed that you have received a letter from Wates Development Ltd also questioning the housing delivery for the proposed site. I wholly support and agree with their view.

Whilst the site does benefit from an outline consent for 325 homes, in short, this is not a development opportunity that Linden Homes would seek to pursue if the site were actively marketed for redevelopment. This is based on the combined negative impacts of the various adjacent uses. The site's immediate location next to the industrial units, waste transfer station and the concrete batching plant are such positioned that their combined negative effect upon the future marketability and saleability of new homes in this location would be such that Linden Homes would not choose to purchase and develop this site.

We would therefore suggest that it is unrealistic to expect this site to contribute towards housing delivery in the 5 year period.

Yours sincerely,

A handwritten signature in blue ink, appearing to read "Phil Mellor", with a large, stylized flourish extending to the right.

Phil Mellor
Land Director