

Planning Applications

Plan No	Location & Applicant	Proposal
DM/22/3204/HOU Herontye	The Willows Hazelden Place East Grinstead West Sussex Mr Larder	Demolish existing rear extension. Erection of a part-1 part-2 rear extension and a double storey side extension. Also the enlargement of front porch to match neighbouring property and enlargement of detached garage.
DM/22/3214/FUL Imberhorne	71 Crawley Down Road And Land South Of Crawley Down Road Felbridge East Grinstead West Sussex Barratt David Wilson	Demolition of existing structures and erection of 61 no. 1, 2, 3 and 4 bedroom homes (30% affordable) and new vehicular access via Crawley Down Road together with associated car parking, open space and landscaping.
DM/22/3359/HOU Town	Wayside Old Road East Grinstead West Sussex T Abbott	To erect a timber frame double garage with first floor storage space within the back garden.
DM/22/3380/LDC Baldwins	16 Wellington Town Road East Grinstead West Sussex RH19 2ES Mr H Irfan	Existing use is residential home and lawful certificate requested for existing loft space being in use and used for over 12 years.
DM/22/3412/HOU Baldwins	Ashurst Furze field Road East Grinstead West Sussex Dr & Ms King	A single-storey extension to the rear of the property to provide more space to the existing living area.
DM/22/3453/TREE Town	St Swithuns Church Hall St Swithuns Close East Grinstead West Sussex Mr R Walter	T1 - Cedar of Lebanon (Cedrus libani) sectional fell to ground level.



Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Switchboard: 01444 458166

DX 300320 Haywards Heath 1
www.midsussex.gov.uk

Mr Nikolaos Demiridis
Little Malling
Old Road
East Grinstead
West Sussex
RH19 3NH

CONTACT: Deborah Lynn
PHONE: 01444 477323
E-MAIL: deborah.lynn@midsussex.gov.uk
DATE: 17th November 2022

Dear Sir/Madam

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015**

REFERENCE: DM/22/3094

APPLICANT: MR NIKOLAOS DEMIRIDIS

LOCATION: LITTLE MALLING OLD ROAD EAST GRINSTEAD WEST SUSSEX

May I refer to your recent correspondence concerning the above application. I am writing to confirm that the application has been withdrawn.

Yours faithfully

Assistant Director Planning and Sustainable Economy

WDHOUZ
Copy: File; Register; LLC; WSCC; Parish

PLANNING SERVICES DIVISION

Sally Blomfield
Assistant Director Planning and Sustainable Economy

Mrs Sue Kent
Corramore
Furzeland Chase
Dormans Park
East Grinstead
RH19 2LU

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015**

REFUSAL

REFERENCE: DM/22/1995

DESCRIPTION: EXTENSION AND CONVERSION AT 1-3 KING STREET, EAST GRINSTEAD TO PROVIDE ONE RESIDENTIAL UNIT, WITH CYCLE AND REFUSE STORAGE. AMENDED PLANS RECEIVED 26.09.2022 SHOWING ALTERATIONS TO DESIGN AND FORM OF EXTENSION.

LOCATION: 1-3 KING STREET, EAST GRINSTEAD, WEST SUSSEX, RH19 3DL

DECISION DATE: 14 NOV 2022

CASE OFFICER: DEBORAH LYNN - DEBORAH.LYNN@MIDSUSSEX.GOV.UK

The Council hereby notify you that they **REFUSE** to permit the above development as shown in the submitted application and plans.

The reasons for the Council's decision are:-

1. The proposed development, by reason of its scale, massing and close proximity, is considered to have a significantly harmful impact upon amenities at the adjoining first floor flat at no. 65 London Road, appearing overbearing, reducing outlook and creating a sense of enclosure that is likely to have a detrimental impact upon the wellbeing of residents. The proposal therefore fails to comply with policy DP26 of the Mid Sussex District Plan.
2. The proposal does not adequately mitigate the potential impact on the Ashdown Forest Special protection Area and Special Area of Conservation and would therefore be contrary to the Conservation and Habitats and Species Regulations 2017, policy

DP17 of the Mid Sussex District Plan 2014 -2031 and policies EG5 and EG16 of the East Grinstead Neighbourhood Plan.

INFORMATIVES

1. In accordance with Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, the Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and discussing those with the Applicant. However, the issues are so fundamental to the proposal that it has not been possible to negotiate a satisfactory way forward and due to the harm which has been clearly identified within the reasons for the refusal, approval has not been possible.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.

Plans Referred to in Consideration of this Application

The following plans and documents were considered when making the above decision:

Plan Type	Reference	Version	Submitted Date
Location Plan	DS/2195-1100		22.06.2022
Block Plan	DS/2195-1101		22.06.2022
Existing Floor Plans	DS/2195-1102		22.06.2022
Existing Elevations	DS/2195-1103		22.06.2022
Proposed Sections	DS/2195-1109		26.09.2022
Proposed Sections	DS/2195-1108		26.09.2022
Block Plan	DS/2195-1107		26.09.2022
Proposed Elevations	DS/2195-1106	A	26.09.2022
Proposed Elevations	DS/2195-1105	A	26.09.2022
Proposed Floor Plans	DS/2195-1104	A	26.09.2022
Illustration			27.09.2022
Illustration			27.09.2022



Assistant Director Planning and Sustainable Economy

REFULZ

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under Section 78 of the Town and Country Planning Act 1990.

If you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice;

However, if

- (i) this is a decision on a planning application relating to the same or substantially the same land and development as is already the subject of an enforcement notice, and you want to appeal against your local planning authority's decision on your application, then you must do so within 28 days of the date of this notice; or
- (ii) an enforcement notice is subsequently served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within:
 - 28 days of the date of service of the enforcement notice, or
 - within 6 months (12 weeks in the case of a householder appeal) of the date of this notice, whichever period expires earlier.

Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>.

If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.

The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.

The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).



Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Switchboard: 01444 458166

DX 300320 Haywards Heath 1
www.midsussex.gov.uk

Mr Rudi Walters
Mid Sussex District Council
Oaklands Road
Haywards Heath
RH16 1SS

CONTACT: Sarah Nelson
PHONE: 01444 477067
E-MAIL: sarah.nelson@midsussex.gov.uk
DATE: 11th November 2022

Dear Sir/Madam

REFERENCE: DM/22/3158

DESCRIPTION: T1 - MALUS SP. FORMATIVE PRUNING, MAX 50CMS REDUCTION AND CROWN LIFT TO GIVE A MAXIMUM OF 1.5M CLEARANCE OVER FOOTPATH

LOCATION: THE PARISH CHURCH OF ST SWITHUN HIGH STREET EAST GRINSTEAD WEST SUSSEX

I refer to your Notification of Intention dated 12th October 2022 in respect of the above and write to advise you that this Council raises **NO OBJECTION** to the proposal.

Informatives

1. Prior to the commencement of the works hereby permitted, checks shall be made for the presence of nesting birds and other wildlife protected under the Wildlife and Countryside Act 1981.

Yours faithfully

Assistant Director Planning and Sustainable Economy

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PLANNING SERVICES DIVISION

Sally Blomfield
Assistant Director Planning and Sustainable Economy

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed works or to grant it subject to conditions, then you can appeal to the Secretary of State under regulation 19 of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

You must appeal within **28 days** of the date of the decision notice for an application for works to trees subject to a Tree Preservation Order.

The details of how to appeal together with the form which must be used can be obtained from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN (Tel: 0303 4444 5000) or online at:

<https://www.gov.uk/government/publications/tree-preservation-order-appeal-form>.

Mohammed Pirnazari
Acorns
171 Charlwoods Road
East Grinstead
West Sussex
RH19 2RX

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
(TREE PRESERVATION) (ENGLAND) REGULATIONS 2012**

PERMISSION

REFERENCE: DM/22/2838

DESCRIPTION: OAK - REMOVE TWO BRANCHES OVERHANGING 171 CHARLWOODS ROAD

LOCATION: 173 CHARLWOODS ROAD, EAST GRINSTEAD, WEST SUSSEX, RH19 2RX

DECISION DATE: 15 NOV 2022

CASE OFFICER: IRENE FLETCHER - IRENE.FLETCHER@MIDSUSSEX.GOV.UK

In pursuance of its powers under the above-mentioned Acts and Regulations you are hereby notified that the Council **CONSENTS** to the above works being carried out in accordance with the submitted application and subject to compliance with the following conditions:-

1. The tree works hereby permitted shall be begun before the expiration of 2 years from the date of this consent.

Reason: To accord with section 17 (4) of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

2. The work shall be carried out in accordance with BS 3998:2010 "Recommendation for Tree Work".

Reason: To ensure that the work is carried out to a satisfactory standard.

INFORMATIVES

1. Prior to the commencement of the works hereby permitted, checks shall be made for the presence of nesting birds and other wildlife protected under the Wildlife and Countryside Act 1981.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.



Assistant Director Planning and Sustainable Economy

NB: IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ACCOMPANYING THIS FORM

PETREZ

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed works or to grant it subject to conditions, then you can appeal to the Secretary of State under regulation 19 of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

You must appeal within **28 days** of the date of the decision notice for an application for works to trees subject to a Tree Preservation Order.

The details of how to appeal together with the form which must be used can be obtained from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN (Tel: 0303 4444 5000) or online at:

<https://www.gov.uk/government/publications/tree-preservation-order-appeal-form>.

Nathan Dell
17 Estcots Drive
East Grinstead
West Sussex
RH19 3DA

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)
(TREE PRESERVATION) (ENGLAND) REGULATIONS 2012**

PERMISSION

REFERENCE: DM/22/2939

DESCRIPTION: CYPRESS (THUJA) TREE, TWIN STEMMED. REMOVE LOWEST LIMB OVER GARDEN ON WESTERN TRUNK BACK TO TRUNK. EASTERN TRUNK, REMOVE TWO LOWEST LIMBS OVER GARDEN AND MINOR GROWTH BELOW BACK TO TRUNK. REMOVE 'STUBS' BACK TO TRUNK/MAIN STEMS.

LOCATION: 17 ESTCOTS DRIVE, EAST GRINSTEAD, WEST SUSSEX, RH19 3DA

DECISION DATE: 17 NOV 2022

CASE OFFICER: IRENE FLETCHER - IRENE.FLETCHER@MIDSUSSEX.GOV.UK

In pursuance of its powers under the above-mentioned Acts and Regulations you are hereby notified that the Council **CONSENTS** to the above works being carried out in accordance with the submitted application and subject to compliance with the following conditions:-

1. The tree works hereby permitted shall be begun before the expiration of 2 years from the date of this consent.

Reason: To accord with section 17 (4) of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

2. The work shall be carried out in accordance with BS 3998:2010 "Recommendation for Tree Work".

Reason: To ensure that the work is carried out to a satisfactory standard.

INFORMATIVES

1. Prior to the commencement of the works hereby permitted, checks shall be made for the presence of nesting birds and other wildlife protected under the Wildlife and Countryside Act 1981.
2. You are advised that further crown lifting is unlikely to be favourably considered.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.



Assistant Director Planning and Sustainable Economy

NB: IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ACCOMPANYING THIS FORM

PETREZ

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed works or to grant it subject to conditions, then you can appeal to the Secretary of State under regulation 19 of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

You must appeal within **28 days** of the date of the decision notice for an application for works to trees subject to a Tree Preservation Order.

The details of how to appeal together with the form which must be used can be obtained from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN (Tel: 0303 4444 5000) or online at:

<https://www.gov.uk/government/publications/tree-preservation-order-appeal-form>.

Hawks Developers Ltd
Paul Carter
B + C Architecture
3 High Street
East Grinstead
RH19 3AF

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015

PERMISSION

REFERENCE: DM/22/0581

DESCRIPTION: ERECTION OF THREE NEW DWELLINGS

LOCATION: LAND TO THE EAST OF WALNUT MARCHES, CRAWLEY DOWN ROAD, FELBRIDGE, EAST GRINSTEAD

DECISION DATE: 17 NOV 2022

CASE OFFICER: STUART MALCOLM - STUART.MALCOLM@MIDSUSSEX.GOV.UK

The Council hereby notify you that they **GRANT** planning permission for the above development to be carried out in accordance with the submitted application and plans and subject to compliance with the following conditions:-

1. The development hereby permitted shall be begun before the expiration of 3 years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

2. The development hereby permitted shall be carried out in accordance with the material details approved under application DM/21/2215 dated 10.09.2021 unless otherwise agreed with the Local Planning Authority in writing.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of visual amenity and to accord with Policy DP26 of the District Plan and Policy EG3 of the Neighbourhood Plan.

3. Within 6 months of the date of this permission hard and soft landscaping details shall be submitted to and approved in writing by the local planning authority.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of visual amenity and to accord with Policies DP12 and DP26 of the District Plan and Policy EG3 of the Neighbourhood Plan.

4. The financial contributions paid to the District Council under the SANG Deed of Agreement dated 8th November 2018 pursuant to application DM/18/3067 approved 13.11.2018 will be equally applied to and satisfy in their entirety the Ashdown Forest SANG mitigation requirements generated under this application (DM/21/2047).

Reason: To ensure that the development, either on its own or in combination with other plans or projects, does not have a likely significant effect on a European site within the Conservation of Habitats and Species Regulations 2010.

5. The development hereby permitted shall be carried out in accordance with the sustainability details approved under application DM/21/2215 dated 10.09.2021.

Reason: In the interests of sustainability and to accord with Policy DP39 of the District Plan.

6. The development hereby permitted shall be carried out in accordance with the ecological details, including the wildlife mitigation plan and habitat enhancements, approved under application DM/18/2770 dated 31.10.2018.

Reason: to ensure that the proposals avoid adverse impacts on protected and priority species and contribute to a net gain in biodiversity, in accordance with 109 and 118 of the NPPF and Policy DP38 of the District Plan.

7. The development hereby permitted shall be carried out in accordance with the programme of archaeological work in accordance with the Written Scheme of Investigation approved under application DM/18/3067 dated 13.11.2018.

Reason: In the interests of archaeological interest and to accord with Policy DP34 of the District Plan.

8. Works of construction or demolition, including deliveries and the use of plant and machinery, necessary for implementation of this consent shall be limited to the following times:

- Monday to Friday: 08:00 - 18:00 Hours
- Saturday: 09:00 - 13:00 Hours
- Sundays and Bank/Public Holidays: no work permitted

Reason: To protect the amenity of local residents and to comply with Policy DP26 of the District Plan.

9. The development hereby approved shall be carried out in full accordance with the tree protection measures set out within the Arboricultural Report compiled by Johnston Tree Consultancy (October 2017) and submitted with the application.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of visual amenity and to accord with Policy DP37 of the District Plan and Policy EG3 of the Neighbourhood Plan.

10. No part of the development shall be first occupied until the turning areas and car parking space (including the garages) have been constructed in accordance with the approved site plan. These turning areas and car parking spaces shall thereafter be retained at all times for their designated purpose.

Reason: To provide car-parking space for the use and to accord with Policy DP21 of the District Plan and Policy EG12 of the Neighbourhood Plan.

11. No part of the development shall be first occupied until covered and secure cycle parking spaces have been provided in accordance with the approved plans and shall thereafter be retained permanently for their intended use.

Reason: To provide alternative travel options to the use of the car in accordance with current sustainable transport policies and to accord with Policy DP21 of the District Plan and Policy EG12 of the Neighbourhood Plan.

12. Hard and soft landscape works shall be carried out in accordance with the approved details. The works shall be carried out prior to the occupation of any part of the development or in accordance with the programme agreed with the Local Planning Authority. Any trees or plants which within a period of 5 years from the completion of the development die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species unless the Local Planning Authority gives written consent to any variation.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of visual amenity and to accord with Policies DP12 and DP26 of the District Plan and Policy EG3 of the Neighbourhood Plan.

13. The residential units hereby permitted shall not be occupied until provision for bin and recycling storage has been made within the site in accordance with the approved plans. Such provision shall thereafter be retained permanently.

Reason: In the interests of sustainability and visual amenity and to accord with Policy DP26 of the District Plan.

14. Notwithstanding the provisions of The Town and Country Planning (General Permitted Development) (England) Order 2015 or as amended in the future, no enlargement, improvement or other alteration of the dwelling house, whether or not consisting of an addition or alteration to its roof, nor any other alteration to its roof, shall be carried out, (nor shall any building or enclosure, swimming or other pool be provided within the curtilage of the dwelling house) without the specific grant of planning permission from the Local Planning Authority.

Reason: To enable the Local Planning Authority to control the development in detail in the interests of visual amenity by protecting trees and to accord with Policies DP12, DP26 and DP37 of the District Plan and Policy EG3 of the Neighbourhood Plan.

15. The financial contributions paid to the District Council under the Unilateral Undertaking dated 17th April 2018 pursuant to the previous application DM/17/4280 will be equally applied to and satisfy in their entirety the Ashdown Forest SAMM mitigation requirements generated under this application (DM/21/2047).

Reason: To ensure that the development, either on its own or in combination with other plans or projects, does not have a likely significant effect on a European site within the Conservation of Habitats and Species Regulations 2010.

16. Within 6 months of the date of this consent, details of the proposed foul and surface water drainage and means of disposal shall be submitted to and approved in writing by the local planning authority. No building shall be occupied until all the approved drainage works have been carried out in accordance with the approved details. The details shall include a timetable for its implementation and a management and maintenance plan for the lifetime of the development which shall include arrangements for adoption by any public authority or statutory undertaker and any other arrangements to secure the operation of the scheme throughout its lifetime. Maintenance and management during the lifetime of the development should be in accordance with the approved details.

Reason: To ensure that the proposal is satisfactorily drained and to accord with the NPPF requirements and Policy DP41 of the Mid Sussex District Plan 2014 - 2031.

17. **Approved Plans**

The development hereby permitted shall be carried out in accordance with the plans listed below under the heading "Plans Referred to in Consideration of this Application".

Reason: For the avoidance of doubt and in the interest of proper planning.

INFORMATIVES

1. The proposed development will require formal address allocation. You are advised to contact the Council's Street Naming and Numbering Officer before work starts on site. Details of fees and developers advice can be found at www.midsussex.gov.uk/streetnaming or by phone on 01444 477175.
2. In accordance with Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015, the Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.

Plans Referred to in Consideration of this Application

The following plans and documents were considered when making the above decision:

Plan Type	Reference	Version	Submitted Date
Block Plan	HAW - 0168 501	A	23.02.2022
Location Plan	HAW - 0168 501	A	23.02.2022

Proposed Floor and Elevations Plan	HAW - 0168 600	27.07.2022
Proposed Floor and Elevations Plan	HAW - 0168 601	27.07.2022
Proposed Floor and Elevations Plan	HAW - 0168 602	27.07.2022



Assistant Director Planning and Sustainable Economy

NB: IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ACCOMPANYING THIS FORM

PEFULZ

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under Section 78 of the Town and Country Planning Act 1990.

If you want to appeal against your local planning authority's decision then you must do so within 6 months of the date of this notice;

However, if

- (i) this is a decision on a planning application relating to the same or substantially the same land and development as is already the subject of an enforcement notice, and you want to appeal against your local planning authority's decision on your application, then you must do so within 28 days of the date of this notice; or
- (ii) an enforcement notice is subsequently served relating to the same or substantially the same land and development as in your application and if you want to appeal against your local planning authority's decision on your application, then you must do so within:
 - 28 days of the date of service of the enforcement notice, or
 - within 6 months (12 weeks in the case of a householder appeal) of the date of this notice, whichever period expires earlier.

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The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

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Ms. Alyson Young
7 Felwater Court
London Road
East Grinstead
RH19 1QR

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015**

REFUSAL

REFERENCE: DM/22/0890

**DESCRIPTION: CONVERT A THREE BEDROOM TERRACED PROPERTY TO
2NO. ONE BEDROOM FLATS.**

**LOCATION: 9 GREEN HEDGES AVENUE, EAST GRINSTEAD, WEST SUSSEX,
RH19 1DZ**

DECISION DATE: 10 NOV 2022

**CASE OFFICER: RACHEL RICHARDSON -
RACHEL.RICHARDSON@MIDSUSSEX.GOV.UK**

The Council hereby notify you that they **REFUSE** to permit the above development as shown in the submitted application and plans.

The reasons for the Council's decision are:-

1. The applicant has failed to successfully complete a legal agreement to secure contributions towards SAMM and SANG in order to mitigate against the impact of a new dwelling on the Ashdown Forest, contrary to policy DP17 of the Mid Sussex District Plan and East Grinstead Neighbourhood Plan policies EG5 and EG16 and the provisions contained within the National Planning Policy Framework.

Human Rights Implications

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.

Plans Referred to in Consideration of this Application

The following plans and documents were considered when making the above decision:

Plan Type	Reference	Version	Submitted Date
Block Plan	-	-	16.03.2022
Location Plan	L01	-	13.04.2022
Existing Floor Plans	E01	-	13.04.2022
Existing Floor Plans	E02	-	13.04.2022
Proposed Floor Plans	P01	-	13.04.2022
Proposed Floor Plans	P02	-	13.04.2022

SA Blenheim

Assistant Director Planning and Sustainable Economy

REFULZ

APPEALS TO THE SECRETARY OF STATE

Notes for Applicants

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