

## Planning Applications

Plan No	Location & Applicant	Proposal
DM/24/0830/FUL Town South	28 Railway Approach East Grinstead West Sussex RH19 1BP  Mr J Coulson	Proposed redevelopment of site with a new retail unit at ground floor level, and seven new residential apartments.
DM/24/0886/HOU Herontye & Ashplats South	3 Morton Road East Grinstead West Sussex RH19 4AF  Mr & Mrs Dillsma	Demolition of an existing garage and replacement with a two storey proposal with a garage on the ground floor and a home office / additional amenity space on the first floor accessed via a new spiral staircase.
DM/24/0926/TREE Town South	1 Queensway East Grinstead West Sussex RH19 1BU  Mrs Coward	T1 Ash - cut back the regrowth from the previous pruning points all around, approximately 2.5m.
DM/24/0954/TREE Imberhorne	32 Sackville Lane East Grinstead West Sussex RH19 2AU  Clarion Housing	T1 Oak - Remove secondary branches over roof to provide approximate 2m clearance from house, tip back lower limb to achieve an approximate 2m clearance from house.
DM/24/0964/FUL EG South	National Trust Standen West Hoathly Road East Grinstead  National Trust	Installation of a handrail to a flight of steps within the garden to support access requirements
DM/24/0544/HOU Herontye & Ashplats South	19 York Avenue East Grinstead West Sussex RH19 4TL  T Herrington	Ground floor, single storey rear extension, with pitched roof over. Additional information received 24.04.2024.
DM/24/0920/HOU EG South	Little Manor Lewes Road East Grinstead West Sussex RH19 3UN  A Soni-Hills	Removal of existing conservatory, gable and flat roof. New pitched roof over with new bifold doors. Internal alterations to allow conversion of garage to kitchen/dining. Existing external doorway to be altered into window. Existing window to be altered to door.
DM/24/0981/FUL Imberhorne	Homebase 219 - 225 London Road East Grinstead West Sussex  Lidl GB	Demolition of existing DIY retail unit and construction of Class E(a) retail foodstore with associated parking, landscaping and access works.
DM/24/0983/HOU Imberhorne	67 Campbell Crescent East Grinstead West Sussex RH19 1JT  Mr S Bateman	Demolition of garage and storage building. Double / part single storey side and rear extension Roof extension and loft conversion with pitched roof dormers and a Juliette balcony to the rear elevation.
DM/24/0990/LDC Baldwins	Bramber Windmill Lane East Grinstead West Sussex  Better Families Social Work	Proposed use for an existing dwelling house to be used as a children's home for 5 young people with a live in carer
DM/24/1010/ADV Town South	Jewson Ltd 153 - 157 London Road East Grinstead West Sussex RH19 1EU  STARK Building Materials	The installation of an Permflag measuring by 740mm x 1990mm x 3mm ACM panel with vinyl decoration to face. Mounted to single 6000mm post. 350mm cap height.

Mr V Kushnir  
Girard-McMullen  
ASS-Tech Design Consultancy  
Horatio Avenue  
Warfield  
RG42 3TJ

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

**APPLICATION FOR DISCHARGE OF PLANNING CONDITION**

**REFERENCE: DM/24/0587**

**DESCRIPTION: DISCHARGE OF CONDITIONS 3, 4, AND 5 RELATING TO PLANNING REFERENCE DM/23/1000.**

**LOCATION: 9 MAPLE DRIVE, EAST GRINSTEAD, WEST SUSSEX, RH19 3UR**

**DECISION DATE: 1 MAY 2024**

**CASE OFFICER: ANNA TIDEY - ANNA.TIDEY@MIDSUSSEX.GOV.UK**

I refer to your application for approval of details reserved by condition received 6th March 2024.

The Authority has considered your application, and I can confirm the following:-

**Conditions:**

3. The Ibstock Tradesman Common Wirecut Facing Brick and Marley Anglia Pattern Concrete Interlocking pantile details and Materials Schedule submitted in relation to the above condition are approved. I hereby formally discharge condition 3 of application DM/23/1000.

Unfortunately I am unable to formally discharge the following condition(s) for the reason(s) below:

4. The Construction and Environmental Management Plan document submitted to address condition 4 of DM/23/1000 is incomplete. The full document has been requested. Further information is required to be submitted before this condition can be discharged.

5. The Drainage information submitted to address condition 5 of DM/23/1000 is incomplete. Further information has been requested, as detailed in the email response from the Flood and Drainage Support Officer, dated 15.03.2024. Further information (as detailed in the MSDC Detailed Drainage Design Information Guide) is required to be submitted before this condition can be discharged.

I would appreciate your attention to the above matter, please submit the outstanding requirements as soon as possible, in order that this matter can be given further consideration.

The following matters are set out below for your information:

### 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
Other	PL-100		06.03.2024
Drainage Details	70623-1		06.03.2024
Proposed Floor Plans	WHITEREG001		06.03.2024
Planning Statement			06.03.2024
Other	CEMP		06.03.2024
Other	Materials Schedule		06.03.2024
Illustration	Brick		06.03.2024
Illustration	Roof tiles		06.03.2024



Interim Assistant Director Planning and Sustainable Economy

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## 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 for the Environment under Section 78 of the Town and Country Planning Act 1990.

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 12 weeks in the case of a householder appeal of the date of this notice, whichever period expires earlier.

If you want to appeal, then you must do so using a form which you can get from The Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN or online at [www.planningportal.gov.uk/pcs](http://www.planningportal.gov.uk/pcs).

The Secretary of State can allow a longer period for giving notice of an appeal, but he 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 him that the Local Planning Authority could not have granted planning permission for the proposed development or could not have granted it without the conditions it imposed, having regard to the statutory requirements, to the provisions of the development order and to any directions given under the order.

In practice, the Secretary of State does not refuse to consider appeals solely because the Local Planning Authority based its decision on a direction given by him.

C/o Agent  
Mr Brendan Geraghty  
BMG Architecture  
Claylands  
West Lane  
East Grinstead  
RH19 4HH

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

**PERMISSION**

**REFERENCE: DM/24/0273**

**DESCRIPTION: CONVERSION AND EXTENSION OF EXISTING DOUBLE GARAGE AND SINGLE STOREY STUDIO BUILDINGS INTO A LIVING ACCOMMODATION. THE CREATION OF A UTILITY ROOM/STORAGE LINK BUILDING BETWEEN THE PROPOSED ACCOMMODATION AND THE EXISTING HOUSE.**

**LOCATION: CLAYLANDS, WEST LANE, EAST GRINSTEAD, WEST SUSSEX**

**DECISION DATE: 1 MAY 2024**

**CASE OFFICER: ANNA TIDEY - ANNA.TIDEY@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. **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.

3. The materials and finishes of the external walls and roofs of the conversions and extensions hereby permitted shall accord with the details provided on the application form and approved plans unless otherwise agreed in writing by the Local Planning Authority.

Reason: To protect the appearance of the building and the area and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031 and Policy EG3 of the East Grinstead Neighbourhood Plan.

4. The accommodation within the outbuilding hereby approved shall be used as ancillary living space solely for purposes incidental to the occupation and enjoyment of Claylands, West Lane, East Grinstead, West Sussex, RH19 4HH only and shall not be used as a separate unit of accommodation.

Reason: To safeguard the amenities of the occupiers of adjoining properties and to accord with Policy DP26 of the District Plan 2014 - 2031 and Policy EG3 of the East Grinstead Neighbourhood Plan.

5. The development hereby approved shall be carried out in accordance with the Tree Survey and Arboricultural Impact Assessment by Peter Haine, dated 05/03/2024, received on 06.03.2024.

Reason: To ensure the retention of trees and hedges which are an important visual amenity in the locality and to accord with Policy DP37 of the Mid Sussex District Plan 2014 - 2031.

## INFORMATIVES

1. Your attention is drawn to the requirements of the Environmental Protection Act 1990 with regard to your duty of care not to cause the neighbours of the site a nuisance.

Accordingly, you are requested that:

- Hours of construction/demolition on site are restricted only to: Mondays to Fridays 0800 - 1800 hrs, Saturdays 0900 - 1300 hrs, No construction/demolition work on Sundays or Public Holidays.
- Measures shall be implemented to prevent dust generated on site from crossing the site boundary during the demolition/construction phase of the development.
- No burning of materials shall take place on site at any time.

If you require any further information on these issues, please contact Environmental Protection on 01444 477292.

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 identifying matters of concern within the application (as originally submitted) and negotiating, with the Applicant, acceptable amendments to the proposal to address those concerns. As a result, the Local Planning Authority has been able to grant planning permission for an

acceptable proposal, in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

3. The applicant is advised that the property is located in the Amber Impact Risk Zone and that under the Conservation of Habitats and Species Regulations 2017 (as amended) and the Wildlife and Countryside Act 1981 (as amended), it is an offence to (amongst other things): deliberately capture, disturb, injure, or kill Great Crested Newts; damage or destroy a breeding or resting place; intentionally or recklessly obstruct access to a resting or sheltering place. Planning permission for a development does not provide a defence against prosecution under this legislation. Should Great Crested Newts be found at any stage of the development works, then all works should cease, and a professional and/or suitably qualified and experienced ecologist (or Natural England) should be contacted for advice on any special precautions before continuing, including the need for a licence.

### 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
Tree Survey	Tree Survey _ AIA		06.03.2024
Location Plan	P01		05.02.2024
Block Plan	P02		06.03.2024
Existing Floor Plans	P03	ground	05.02.2024
Existing Floor Plans	P04	first	05.02.2024
Existing Roof Plan	P05		05.02.2024
Sections	P06	existing	05.02.2024
Sections	P07	existing	05.02.2024
Existing Elevations	P08		05.02.2024
Existing Elevations	P09		05.02.2024
Proposed Floor Plans	P10	ground	05.02.2024
Proposed Floor Plans	P11	first	05.02.2024
Proposed Roof Plan	P12		05.02.2024
Sections	P13	proposed	05.02.2024
Sections	P14	proposed	05.02.2024
Proposed Elevations	P15		05.02.2024
Proposed Elevations	P16		05.02.2024
Illustration	P17	EX 3D views	05.02.2024
Illustration	P18	PR 3D views	05.02.2024



Interim Assistant Director Planning and Sustainable Economy

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

PEHOUZ



## 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.

As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within **12 weeks** 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](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).



Mr And Mrs Pullen  
Mr Ross Bowditch  
3 Acorn Avenue  
Crawley Down  
RH10 4AL

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

**PERMISSION**

**REFERENCE: DM/24/0602**

**DESCRIPTION: PROPOSED TWO STOREY SIDE EXTENSION, GROUND FLOOR REAR EXTENSION AND GROUND FLOOR FRONT PORCH EXTENSION.**

**LOCATION: 10 SHERIDAN PLACE, EAST GRINSTEAD, WEST SUSSEX, RH19 1SU**

**DECISION DATE: 2 MAY 2024**

**CASE OFFICER: ANNA TIDEY - ANNA.TIDEY@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. **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.

3. The materials and finishes of the external walls and roofs of the additions and extensions hereby permitted shall accord with the details provided on the application

form and approved plans unless otherwise agreed in writing by the Local Planning Authority.

Reason: To protect the appearance of the building and the area and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031 and Policy EG3 of the East Grinstead Neighbourhood Plan.

## INFORMATIVES

1. Your attention is drawn to the requirements of the Environmental Protection Act 1990 with regard to your duty of care not to cause the neighbours of the site a nuisance.

Accordingly, you are requested that:

- Hours of construction/demolition on site are restricted only to: Mondays to Fridays 0800 - 1800 hrs, Saturdays 0900 - 1300 hrs, No construction/demolition work on Sundays or Public Holidays.
- Measures shall be implemented to prevent dust generated on site from crossing the site boundary during the demolition/construction phase of the development.
- No burning of materials shall take place on site at any time.

If you require any further information on these issues, please contact Environmental Protection on 01444 477292.

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
Location and Block Plan	PLN10		07.03.2024
Proposed Block Plan	PLN10		07.03.2024
Existing Floor Plans	PLN 01		07.03.2024
Existing Roof Plan	PLN 02		07.03.2024
Existing Elevations	PLN 03		07.03.2024
Sections	PLN 04		07.03.2024
Proposed Floor Plans	PLN 05	Ground floor	07.03.2024
Proposed Floor Plans	PLN 06	First floor	07.03.2024

Proposed Roof Plan  
Proposed Elevations  
Sections

PLN 07  
PLN 08  
PLN 09

07.03.2024  
07.03.2024  
07.03.2024

A handwritten signature in black ink, appearing to read 'J. Walsh', is centered on the page.

Interim Assistant Director Planning and Sustainable Economy

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

PEHOUZ

## 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.

As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within **12 weeks** 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](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).



Mrs Astra Fear  
Mr Harrison Wood  
Hawkeye Sales & Marketing Ltd  
21 St Johns Road  
East Grinstead  
Rh19 3LG

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

**PERMISSION**

**REFERENCE: DM/24/0631**

**DESCRIPTION: CONVERSION OF ROOF WITH PITCHED DORMERS.  
DEMOLITION OF FLAT ROOF DORMERS AND ADDITION OF  
ROOF LIGHTS AND MINOR ROOF ALTERATIONS.  
REPLACEMENT AND ALTERATIONS TO WINDOWS AND  
DOORS. DEMOLITION OF REAR CONSERVATORY AND  
REPLACE WITH PITCHED AND TILED ROOF EXTENSION TO  
MATCH EXISTING.**

**LOCATION: ST JULIAN, CRANSTON ROAD, EAST GRINSTEAD, WEST  
SUSSEX**

**DECISION DATE: 2 MAY 2024**

**CASE OFFICER: CAROLINE GRIST - CAROLINE.GRIST@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. **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.

3. No external materials shall be used other than those specified on the approved plans and application form without the prior approval of the Local Planning Authority.

Reason: To protect the appearance of the building and the area and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031 and Policy EG3 of the East Grinstead Neighbourhood Plan.

## INFORMATIVES

1. Your attention is drawn to the requirements of the Environmental Protection Act 1990 with regard to your duty of care not to cause the neighbours of the site a nuisance.

Accordingly, you are requested that:

- Hours of construction/demolition on site are restricted only to: Mondays to Fridays 0800 - 1800 hrs, Saturdays 0900 - 1300 hrs, No construction/demolition work on Sundays or Public Holidays.
- Measures shall be implemented to prevent dust generated on site from crossing the site boundary during the demolition/construction phase of the development.
- No burning of materials shall take place on site at any time.

If you require any further information on these issues, please contact Environmental Protection on 01444 477292.

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
Location Plan	SJ/LP/01		08.03.2024
Block Plan	SJ/LP/01		08.03.2024
Existing Floor Plans	SJ/P/01		08.03.2024
Existing and Proposed Elevations	SJ/E/04		08.03.2024
Proposed Floor Plans	SJ/EXP/02	C	08.03.2024

Proposed Floor Plans	SJ/EXP/01	B	08.03.2024
Proposed Floor Plans	SJ/EXP/03	A	08.03.2024
Existing and Proposed Elevations	SJ/E/01	A	08.03.2024
Existing and Proposed Elevations	SJ/E/03	B	08.03.2024
Existing and Proposed Elevations	SJ/E/02	A	08.03.2024
Existing Roof Plan	SJ/ERP/01		11.03.2024
Proposed Roof Plan	SJ/PRP/01		11.03.2024
Existing Floor Plans	SJ/P/02		11.03.2024



Interim Assistant Director Planning and Sustainable Economy

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

PEHOUZ

## 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.

As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within **12 weeks** 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](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).



Mr Scott Briance  
10 Ridgeway  
East Grinstead  
West Sussex  
RH19 4BW

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

**PERMISSION**

**REFERENCE: DM/24/0560**

**DESCRIPTION: PROPOSED FIRST FLOOR EXTENSION TO THE REAR AND SIDE OF HOUSE.**

**LOCATION: 10 RIDGEWAY, EAST GRINSTEAD, WEST SUSSEX, RH19 4BW**

**DECISION DATE: 25 APR 2024**

**CASE OFFICER: DEBORAH LYNN - DEBORAH.LYNN@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. **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.

3. No external materials shall be used other than those specified on the approved drawings and application form without the prior approval of the Local Planning Authority. The tiled roof shall match the existing exterior of the dwellinghouse.

Reason: To protect the appearance of the building and the area and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031 and Policy EG3 of the East Grinstead Neighbourhood Plan.

4. The proposed window on the southern wall of the extension shall be glazed with obscured glass. The window shall be non-opening unless the parts of the window which can be opened are more than 1.7m above the floor of the room in which the window is installed.

Reason: To protect the amenities and privacy of the adjoining property and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031 and Policy EG3 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 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.
2. Your attention is drawn to the requirements of the Environmental Protection Act 1990 with regard to your duty of care not to cause the neighbours of the site a nuisance.

Accordingly, you are requested that:

- Hours of construction/demolition on site are restricted only to: Mondays to Fridays 0800 - 1800 hrs, Saturdays 0900 - 1300 hrs, No construction/demolition work on Sundays or Public Holidays.
- Measures shall be implemented to prevent dust generated on site from crossing the site boundary during the demolition/construction phase of the development.
- No burning of materials shall take place on site at any time.

If you require any further information on these issues, please contact Environmental Protection on 01444 477292.

### **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:

<b>Plan Type</b>	<b>Reference</b>	<b>Version</b>	<b>Submitted Date</b>
Proposed Block Plan	RH19 4BW/Ridg-10BP		07.03.2024
Location Plan			01.03.2024
Sections	RH19 4BW/Ridg-10PCD		01.03.2024
Proposed Floor Plans	RH19 4BW/Ridg-10PCP		01.03.2024
Proposed Roof Plan	RH19 4BW/Ridg-10PRP		01.03.2024
Existing Floor Plans	RH19 4BW/Ridg-100		01.03.2024
Proposed Floor Plans	RH19 4BW/Ridg-101		01.03.2024
Existing Floor Plans	RH19 4BW/Ridg-101E		01.03.2024
Proposed Elevations	RH19 4BW/Ridg-105		01.03.2024
Existing Elevations	RH19 4BW/Ridg-105E		01.03.2024
Proposed Sections	RH19 4BW/Ridg-109		01.03.2024



Interim Assistant Director Planning and Sustainable Economy

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

PEHOUZ

## 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.

As this is a decision to refuse planning permission for a householder application, if you want to appeal against your local planning authority's decision then you must do so within **12 weeks** 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](mailto:inquiryappeals@planninginspectorate.gov.uk)) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).



