

Planning Applications

Plan No	Location & Applicant	Proposal
DM/22/1909/HOU Town	The Cottage 11B High Street East Grinstead West Sussex Miss V Willan	Demolition of existing rear single storey outrigger extension and replacement with new dual-pitched roof with roof lights, together with minor internal alterations to the existing dwelling. Description amended 01.11.2022 to include installation of air source heat pump. Amended plans received 07.12.2022 to show acoustic fence to be installed
DM/22/1910/LBC Town	The Cottage 11B High Street East Grinstead West Sussex Miss V Willan	Demolition of existing rear single storey outrigger extension and replacement with new dual-pitched roof with roof lights, together with minor internal alterations to the existing dwelling. Description amended 01.11.2022 to include installation of air source heat pump. Amended plans received 07.12.2022 to show acoustic fence to be installed
DM/22/3433/HOU Ashplats	41 Bramble Twitten East Grinstead West Sussex RH19 3DX	Single storey rear extension.
DM/22/3792/ADV Town	Unit 12 Queens Walk East Grinstead West Sussex c/o agent	Proposed external illuminated signage.



Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Switchboard: 01444 458166

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

Mrs O Salih
c/o Mrs Susan J Kent
Susan J Kent
Corramore
Furzeffield Chase
Dormans Park
East Grinstead
RH19 2LU

CONTACT: Susan Dubberley
PHONE: 01444 477590
E-MAIL: susan.dubberley@midsussex.gov.uk
DATE: 22nd December 2022

Dear Sir/Madam

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

REFERENCE: DM/22/3536

APPLICANT: MRS O SALIH

LOCATION: 12A RAILWAY APPROACH EAST GRINSTEAD WEST SUSSEX RH19 1BP

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 I am writing to confirm that the application has been withdrawn.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

WDFULZ

PLANNING SERVICES DIVISION

Sally Blomfield
Assistant Director Planning and Sustainable Economy

Mr Rudi Walters
MSDC
Oaklands Road
Haywards Heath
RH16 1SS

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

PERMISSION

REFERENCE: DM/22/3156

DESCRIPTION: T1 - FRAXINEUS EXCELSIOR - FELL TO GROUND LEVEL, LOW FUTURE RETENTION DUE TO HYMENOSCYPHUS FRAXINEUS.

LOCATION: LAND ADJACENT TO 26 SYCAMORE DRIVE, EAST GRINSTEAD, WEST SUSSEX, RH19 3UJ

DECISION DATE: 20 DEC 2022

**CASE OFFICER: STEPHEN ASHDOWN -
STEVE.ASHDOWN@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. Prior to the commencement of the works hereby permitted, a replacement tree shall be agreed in writing with the Local Planning Authority. This shall include details of size, species and siting. The tree shall be planted in the first planting season following removal of the tree and thereafter maintained for a period of 5 years and replaced should it become diseased or die.

Reason: In order to comply with Policy DP37 of the Mid Sussex District Plan 2014-2031.

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>.

Mr Paul Johnson
Forest View
2 Garden Close
East Grinstead
West Sussex
RH19 4JS

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

PERMISSION

REFERENCE: DM/22/3181

DESCRIPTION: T1 HOLLY - CUT BACK BY 1-1.5M CLEARANCE FROM BUILDING CROWN LIFT. REDUCE HEIGHT BY APPROXIMATELY 2M.

LOCATION: FOREST VIEW, 2 GARDEN CLOSE, EAST GRINSTEAD, WEST SUSSEX

DECISION DATE: 21 DEC 2022

CASE OFFICER: SARAH NELSON - SARAH.NELSON@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 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.

2. 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.

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>.

Mr Samuel Slaney
Mr Samuel Slaney
Slaneys Tree Services
7 Ashleigh Close
RH16 8AJ

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

PERMISSION

REFERENCE: DM/22/2991

DESCRIPTION: (T1) 742 MAPLE: DEADWOOD AND CLEAR STREETLIGHT 2 WITH A 1M CROWN REDUCTION. (T2) 732 RED OAK: REDUCE LARGE LATERAL OVER ROAD WITH A CROWN REDUCTION OF 3M

LOCATION: TURRET COURT, LONDON ROAD, EAST GRINSTEAD, WEST SUSSEX

DECISION DATE: 22 DEC 2022

CASE OFFICER: SARAH NELSON - SARAH.NELSON@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 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.

2. 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.

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 the consent of the owner is required in order to access land not in your ownership.

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>.

Mr. Robert Bliss
Tasting Rooms
14 High Street
East Grinstead
West Sussex
RH19 3AW

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

PERMISSION

REFERENCE: DM/22/0274

DESCRIPTION: RETROSPECTIVE CHANGE OF USE OF FLOWERBED TO COVERED OUTDOOR SEATING AREA FOR EATING AND DRINKING (AMENDED PLANS RECEIVED 06/07/2022)

LOCATION: TASTING ROOMS, 14 HIGH STREET, EAST GRINSTEAD, WEST SUSSEX

DECISION DATE: 16 DEC 2022

CASE OFFICER: JACOB LANE - JACOB.LANE@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. **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.

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

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

3. During the next planting season, the proposed planting shall be planted of a species and maturity and in positions in accordance with the approved plans. Any 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 has given written consent to any variation.

Reason: To protect the character of the area and to accord with policy DP26 of the Mid Sussex District Plan 2014 - 2031.

4. Within six months of the date of this planning permission, the existing clear polycarbonate corrugated roof shall be replaced with a black coloured fabric material roof in accordance with the approved plans unless otherwise agreed in writing with the Local Planning Authority.

Reason: To protect the appearance of the area and to accord with Policy DP26, DP34 and DP35 of the Mid Sussex District Plan 2014 - 2031.

5. The development hereby permitted shall not be used for any commercial purpose other than between the hours of 09:00 and 23:00 Monday to Sunday (and there shall be no external illumination on the premises except between the above-mentioned hours).

Reason: To protect neighbour amenity and the appearance of the area and to accord with Policy DP26 of the Mid Sussex District Plan 2014 - 2031.

6. No public address or other sound amplification system shall be installed on the development or used without the prior written consent of the Local Planning Authority.

Reason: To safeguard the amenities of nearby residents and to protect the character of the Conservation Area and to accord with Policy DP26, DP29 and DP35 of the Mid Sussex District Plan 2014 - 2031.

7. No additional external lighting or floodlighting, other than those already in situ, shall be installed without the prior written approval of the Local Planning Authority.

Reason: To safeguard the visual appearance of the Conservation Area and to accord with Policy DP26 and DP35 of the Mid Sussex District Plan 2014 - 2031.

8. The development hereby permitted shall be used solely by patrons of and in association with the use of 14 High Street, East Grinstead and for no other commercial purpose.

Reason: To prevent the over development of the area and preserve the character and appearance of the Conservation Area and to accord with policy DP34 and DP35 of the Mid Sussex District Plan 2014 - 2031.

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 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.

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.

3. The applicant would be advised that to ensure the development is legal the land subject of this application considered to be publicly maintained highways should be formally stopped up via the appropriate legal mechanism. The applicant would be advised to contact WSCC Legal Services to find out further information about the Stopping Up procedure and how to commence an application. Email: legal.services@westsussex.gov.uk. Telephone: 01243 777100

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	JBD/RH19/3AW/050	B	06.07.2022
Proposed and Existing Plan incl Site	JBD/RH19/3AW/052	B	29.07.2022



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.

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](#).

Mr Rudi Walters
Mid Sussex District Council
Landscapes And Leisure Dept
Oaklands Road
Haywards Heath
RH16 1SS

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

PERMISSION

REFERENCE: DM/22/3162

DESCRIPTION: T1 - PINUS SYLVESTRIS - FELL TO GROUND LEVEL

LOCATION: LAND BETWEEN 19 AND 27 ST AGNES ROAD, EAST GRINSTEAD, RH19 3RP,

DECISION DATE: 20 DEC 2022

**CASE OFFICER: STEPHEN ASHDOWN -
STEVE.ASHDOWN@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. Prior to the commencement of the works hereby permitted, a replacement tree shall be agreed in writing with the Local Planning Authority. This shall include details of size, species and siting. The tree shall be planted in the first planting season following removal of the tree and thereafter maintained for a period of 5 years and replaced should it become diseased or die.

Reason: In order to comply with Policy DP37 of the Mid Sussex District Plan 2014-2031.

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>.

Mr Rudi Walters
MSDC
Oaklands Road
Haywards Heath
RH16 1SS

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

PERMISSION

REFERENCE: DM/22/3163

DESCRIPTION: T1 - FRAXINUS EXCELSIOR - FELL TO GROUND LEVEL DUE TO HYMENOSCYPHUS FRAXINUES, LOW FUTURE RETENTION.

LOCATION: LAND ADJACENT TO 81 THE GLADES, EAST GRINSTEAD, WEST SUSSEX, RH19 3XW

DECISION DATE: 20 DEC 2022

**CASE OFFICER: STEPHEN ASHDOWN -
STEVE.ASHDOWN@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.

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>.



Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Switchboard: 01444 458166

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

Mrs Lauren Timms
The Landmark Trust
Shottesbrooke Park
Broadmoor Road
Maidenhead
SL6 3SW

CONTACT: Sarah Nelson
PHONE: 01444 477067
E-MAIL: sarah.nelson@midsussex.gov.uk
DATE: 20th December 2022

Dear Sir/Madam

REFERENCE: DM/22/3588

DESCRIPTION: 1 X ELM (4258) - REMOVE TO GROUND LEVEL. 2 X PRUNUS (4264) - CROWN REDUCTION OF 2M (AND REMOVE MAJOR DEADWOOD). 1 X SORBUS (4265) - REMOVE TO GROUND LEVEL. REFER TO SCHEDULE OF WORKS FOR DEADWOOD REMOVAL.

LOCATION: SACKVILLE HOUSE 70 HIGH STREET EAST GRINSTEAD WEST SUSSEX

I refer to your Notification of Intention dated 5th September 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.
2. You are advised that the consent of the owner is required in order to access land not in your ownership.

Yours faithfully

Assistant Director Planning and Sustainable Economy

NOTCAZ

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>.

Dr And Mrs King
Mrs Veronica Lees
Turner & Hoskins Architects Ltd.
77A High Street
Edenbridge
TN8 5AU

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

PERMISSION

REFERENCE: DM/22/3412

DESCRIPTION: A SINGLE STOREY EXTENSION TO THE REAR OF THE PROPERTY TO PROVIDE MORE SPACE TO THE EXISTING LIVING AREA.

LOCATION: ASHURST, FURZEFIELD ROAD, EAST GRINSTEAD, WEST SUSSEX

DECISION DATE: 20 DEC 2022

CASE OFFICER: ANDREW HORRELL - ANDREW.HORRELL@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.

- No external materials shall be used other than those specified on the application form and approved plans 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 District Plan and EG3 of the East Grinstead Neighbourhood Plan.

INFORMATIVES

- 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.
- 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:

Plan Type	Reference	Version	Submitted Date
Location and Block Plan	2230.01		08.11.2022
Existing Floor Plans	2230.02		08.11.2022
Existing Site Plan	2230.02		08.11.2022
Existing Sections	2230.03		08.11.2022
Existing Elevations	2230.03		08.11.2022
Photographs	2230.04		08.11.2022
Proposed Floor Plans	2230.10		08.11.2022
Proposed Site Plan	2230.10		08.11.2022
Proposed Sections	2230.11		08.11.2022
Proposed Elevations	2230.11		08.11.2022

SA Blenheim

Assistant Director Planning and Sustainable Economy

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

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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 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) at least 10 days before submitting the appeal. [Further details are on GOV.uk](#).

