

Silver Homes (Cuckfield) Ltd
MJB Architecture
Oakhurst Studio
Horam
Heathfield
TN21 0LJ

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

PERMISSION

REFERENCE: DM/25/1021

DESCRIPTION: DISCHARGE OF PLANNING CONDITIONS NOS 3 - 14 IN
RELATION TO PLANNING APPLICATION DM/23/3021 (AMENDED
DRAINAGE INFORMATION RECEIVED)

LOCATION: HATCHGATE COTTAGE, HATCHGATE LANE, CUCKFIELD,
HAYWARDS HEATH

DECISION DATE: 23 SEP 2025

CASE OFFICER: KATHERINE WILLIAMS -
KATHERINE.WILLIAMS@MIDSUSSEX.GOV.UK

I refer to your application for approval of details reserved by condition received 16th April 2025.

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

Conditions:

3. The details regarding the materials and finish of the buildings received on 27th June 2025 are considered to be acceptable and this condition has been discharged.
4. The details regarding hard and soft landscaping received on 16th April 2025 and 27th June 2025 are considered to be acceptable and this condition has been discharged.
5. The details regarding Construction Management Plan and site set up received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
6. I confirm that the details regarding the fire hydrant (drawing 2724/4) received 16th April 2025 are approved.

7. The details and plans regarding foul and surface water drainage, received on 17th June 2025 and 1st September 2025 are considered to be acceptable and this condition has been discharged.
8. The details regarding the Precautionary Method statement for bats received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
9. The details regarding the Natural England license received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
10. The details regarding the vehicle parking spaces (Drawing 2724-4) received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
11. The details regarding the cycle parking spaces (Drawings 2724-4 and 2724-D1) received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
12. The details regarding the mitigation and enhancement measures received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
13. The details regarding the Biodiversity Enhancement Layout received on 16th April 2025 are considered to be acceptable and this condition has been discharged.
14. The details regarding the lighting design received on 16th April 2025 are considered to be acceptable and this condition has been discharged.

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
Proposed Site Plan	2724/4		16.04.2025
Proposed Site Plan	2724/5		16.04.2025
General	2724/D1		16.04.2025
Drainage Details	P21126-HZL-ZZ-DR-D-2221 S4		16.04.2025
Drainage Details	P21126-HZL-00-DR-D-2201 S4		16.04.2025



Ann Biggs
Assistant Director Planning and Sustainable Economy

PEDCOZ