

Mr And Mrs D Rawlins
Bolney Park Farm
Broxmead Lane
Bolney
Haywards Heath
West Sussex
RH17 5RJ

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT)
(ENGLAND) ORDER 1995 SCHEDULE 2, PARTS 6 AND 7**

REFUSAL

REFERENCE: DM/26/1442

DESCRIPTION: EXCAVATIONS AND ENGINEERING OPERATIONS ASSOCIATED WITH THE CONSTRUCTION OF NEW MANURE STORE AND SLURRY LAGOON

LOCATION: BOLNEY PARK FARM, BROXMEAD LANE, BOLNEY, HAYWARDS HEATH

DECISION DATE: 5 AUG 2026

CASE OFFICER: STEFAN GALYAS - STEFAN.GALYAS@MIDSUSSEX.GOV.UK

The Council hereby confirm that **prior approval is refused** for the above development in accordance with the information submitted:

Information submitted by the Developer

Plan Type	Reference	Version	Submitted Date
Other	Landscape and Visual Impact Assessment		03.08.2026

The reasons for the Council's decision are:-

1. The proposed works are considered to neither conserve or enhance its National Landscapes setting and would read as an engineered and manmade intervention in the wider landscape. The proposal would not be sympathetic towards its verdant countryside setting.

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, it has not been possible to resolve them. The Local Planning Authority is willing to provide pre-application advice in respect of any future application for a revised development.



Eric Owens
Interim Assistant Director Planning and Sustainable Economy

REAPNZ

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.

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](#).