

Brunel House
2 Fitzalan Road
Cardiff
CF24 0EB

Our reference: CSC1123

17th February 2026

Mid Sussex District Council
Planning Department
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

via Planning Portal

Dear Sir/Madam,

Lidl Great Britain Ltd

**Re-discharge of Condition 19 on Planning Permission DM/24/0981 - Proposed Foodstore on Homebase Site, London Road, East Grinstead, RH19 1HA
(Planning Portal Ref. PP-14712779)**

On behalf of my client Lidl Great Britain Ltd I enclose herewith an application seeking the re-discharge of Condition 19 (external lighting scheme) on planning permission DM/24/0981.

The application documentation comprises the following:

- Application form.
- External Lighting Design Statement (Issue 6, 16th February 2026).
- Planning application fee of £298, payable via Planning Portal.

Condition 19 requires a lighting scheme to be submitted and approved that has consideration for its impact on nearby residential properties. You will be aware that the Lidl store has been completed and has commenced trading, but prior to that happening the external lighting scheme was approved through the discharge of Condition 19 under application DM/24/2623 - the approved design was as shown in an External Lighting Design Statement issue 4.

Condition 9 on the planning permission also requires approval of the external lighting design, but having regard to its potential impact on biodiversity, specifically bats. The site itself has been assessed as having zero potential for bats, but the former railway line along the northwest boundary is a local wildlife site and has potential for foraging and/or commuting bats. A separate application has therefore been submitted to discharge Condition 9 and that is currently with the Planning Portal waiting to be transferred to you (their ref. PP-14693891). In preparing that application it was noted that a small area of the bat corridor was shown to have light spill in excess of 0.5 lux, so to address that a single lighting column adjoining the car park and delivery area has been reduced in height from 6m down to 5m. That has reduced the spill to no more than 0.5 lux, which is generally the maximum level considered acceptable for bats. The External Lighting Statement included in that application is issue 5.

Since the change to that one lighting column is not reflected in the modelling done in External Lighting Statement issue 4 that was previously approved to discharge Condition 19, we are now seeking to re-discharge Condition 19 with the enclosed External Lighting Statement issue 6, which does now include the shorter lighting column. Please note that in respect of the impact of the



lighting scheme on the adjoining residential properties, the small change makes no difference to what you previously approved under DM/24/2623.

This Lidl development is a sale and leaseback scheme, and the purchaser requires confirmation that all planning conditions have been properly dealt with, hence the applications to discharge Condition 9 and re-discharge Condition 19. The enclosed application is therefore simply to regularise matters and ensure that all the conditions dovetail correctly. The amended External Lighting Statement issue 6 does not change the impact of the lighting on adjoining houses, so I trust that you will be able to swiftly re-discharge Condition 19 without delay.

Yours faithfully



CHRISTOPHER TOOKEY

Director

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Encs

cc Georgina Pollock – Lidl GB Ltd

