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TOWN AND COUNTRY PLANNING ACT 1990 (SECTION 96A)
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE
ENGLAND) ORDER 2015

REFERENCE: DM/26/1887

DESCRIPTION: NON MATERIAL AMENDMENT RELATING TO DM/25/3212 TO
ALLOW FOR AMENDMENTS TO GLAZING AND WINDOW
SPECIFICATION.

LOCATION: RED OAKS, WEALD CHASE, STAPLEFIELD ROAD, CUCKFIELD

DECISION DATE: 21 AUG 2026

CASE OFFICER: ANDREW HORRELL -
ANDREW.HORRELL@MIDSUSSEX.GOV.UK

In pursuance of its powers under the aforementioned Act, the Council hereby notify you that they **REFUSE to approve** the Non-Material Amendment for the above development in accordance with the plans and particulars submitted with your application received on 30 July 2026 for the following reason(s):

1. The proposed amendments to the layout of the ground floor windows in the garage extension and the utility room extension are considered to represent a noticeable change from the approved scheme that would be visible within the street scene. As such the amendments are not considered to be non-material.

It is therefore recommended that a revised planning application is submitted to consider the proposed amendments.

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.

Please note that the existing planning permission still stands, and that the conditions imposed upon it continue to apply. If you wish to substitute these latest plans in place of the original consent, then a new planning application will be required.

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 Elevations	2506-01-23		30.07.2026
Proposed Elevations	2506-01-22		30.07.2026
Proposed Elevations	2506-01-21		30.07.2026
Proposed Elevations	2506-01-20		30.07.2026
Proposed Floor Plans	2506-01-10		30.07.2026



Eric Owens
Interim Assistant Director Planning and Sustainable Economy

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