

**From:** Sussex Architectural Services <john.sergi@sussexarchitecturalservices.co.uk>  
**Sent:** 17 April 2025 14:35:29 UTC+01:00  
**To:** "Anna Tidey" <anna.tidey@midsussex.gov.uk>  
**Cc:** "Rachelle Driscoll" <rachelle.driscoll@hotmail.com>  
**Subject:** 23-140 35 Beckworth Lane, Lindfield 'Representation response from Agent'  
**Attachments:** 23-140 Sk10.pdf, Drainage survey.pdf

Dear Anna

Thank you for your email of 14 April.

We respond as follows to the neighbour representation email dated 12 April, received from no. 36.

### **1. Request for Clearer Plans and Dimensions**

Please find attached drawing SK10 which is at 1:50 scale at A2. For clarity some layers have been turned off, key external dimensions for the proposed **ground floor footprint** added and the relevant building footprint outlines colour coded as follows:

- i) Existing ground floor footprint shown blue
- ii) Existing 1st floor footprint shown orange
- iii) Proposed 1st floor footprint shown green
- iv) Existing Greenhouse overall external dimensions shown blue

### **2. Clarification of Boundary Distances**

Whilst the existing boundary is a mixture of fence and hedging we can confirm that whilst the proposed single storey extension is longer than the existing greenhouse it is in fact slightly narrower than the existing greenhouse and would therefore be further away from the boundary. Please see attached drawing for key dimensions. Existing Greenhouse overall external dimensions shown blue. The existing greenhouse measures at 1916mm wide from the flank (side) wall of the host dwelling and the proposed single storey rear extension measures at 1875mm wide from the flank (side) wall of the host dwelling.

### **3. Confirmation of Shared Drainage or Pipework**

We attach a copy of my clients drainage mapping confirming that there is no evidence of shared drainage or pipework. Should any shared drainage or pipe work be discovered at Building Control stage or during construction my client would be required to comply with the requirements of both the Building regulations and/or the local water company depending on the nature of the drainage arrangement discovered.

I trust the above and the attached adequately respond to the comments received and we look forward to receiving a planning decision in due course.

Kind regards

John

CC: client

This email: 2 attachments

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**for Sussex Architectural Services**  
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Sussex Architectural Services

**Our number has changed to: 01444 461720**

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On 14/04/2025 10:25, Anna Tidey wrote:

Dear John

Please find attached an email that has arrived over the weekend from the neighbouring resident, Matt Dollings, who lives at No 36 Beckworth Lane, Lindfield.

As you can see there are three points to address, which I hope that you can answer, with assistance from your clients.

Please can you provide me with a set of clearly annotated plans to show the requested measurements?

Once I have the answers and plans I can forward these on to Matt for his consideration.

I note that the Press Expiry date for comments on this application is tomorrow, 15.04.2025. I have yet to receive any other comments from any neighbours. Lindfield Parish Council has raised no objections.

I am aware that I need to undertake my site visit. Due to the Easter break I will be unable to visit until the morning of Thursday 24<sup>th</sup> April at the earliest. I have programmed the visit for around 10am that day.

I do not need to meet anyone there, but I will need to enter the rear garden at the site, ideally. The visit should not take longer than 30 minutes. I will take photographs of the house and the surroundings to assist in my report writing. **Please ensure the side garden access gate is unlocked.** If there is any reason why your clients would rather I didn't visit then I shall be pleased if you can advise me as soon as possible.

I look forward to hearing from you regarding the above and my planned site visit.

Thank you.  
Kind regards  
Anna

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Submit your planning application online.  
<http://www.planningportal.gov.uk>

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**- SAVE A TREE** Only print this email if absolutely necessary.

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**From:** Matt Dollings  
**Sent:** 12 April 2025 09:47  
**To:** Anna Tidey <[anna.tidey@midsussex.gov.uk](mailto:anna.tidey@midsussex.gov.uk)>  
**Subject:** Clarification Request – Planning Application DM/25/0723

Dear Ms Tidey,  
I hope this message finds you well.

I am writing in relation to planning application **DM/25/0723** for the proposed extension at **35 Beckworth Lane, Lindfield**, of which we are the neighbours at number 36.

We would be grateful if you could pass on the following points for clarification:

**Request for Clearer Plans and Dimensions**

We respectfully request that the applicant provides accurate and clearly marked dimensions for both the existing structure and the proposed extension. The submitted plans do not clearly indicate the change in overall footprint or scale, making it difficult to fully assess the potential impact on our property.

**Clarification of Boundary Distances**

We also ask for confirmation of the precise distance between the proposed side return extension and our boundary. These need to be clearly defined with scaled measurements on the plans to avoid any future ambiguity or misunderstanding.

**Confirmation of Shared Drainage or Pipework**

We would also like to confirm whether any pipework, sewerage, or shared drainage is connected between the two properties, and whether the proposed works may impact existing infrastructure in any way.

We appreciate your time and assistance, and would be grateful for any further detail or clarification you can provide.

Kind regards,  
Matt Dollings

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