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For Official use

App No:

Date Rec:

Fee:

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

First name

Adam

Surname

Forsdick

Company Name

Lidl Great Britain Ltd

Address

Address line 1

Crete Hall Road

Address line 2

Gravesend

Address line 3

Town/City

County

Country

United Kingdom

Postcode

DA11 9BU

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Max

Surname

Lewis

Company Name

CarneySweeney

Address

Address line 1

Brunel House

Address line 2

2 Fitzalan Road

Address line 3

Town/City

Caerdydd

County

Country

United Kingdom

Postcode

CF24 0EB

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Demolition of existing DIY retail unit and construction of Class E(a) retail foodstore with associated parking, landscaping and access works. Additional drawing received on 01.05.2024 to show height comparison between existing and proposed south west elevations. Amended drawings in relation to highways and landscaping/boundary treatment received on 14.06.2024. Amended drawings received on 28.06.2024 for staff cycle parking.

Reference number

DM/24/0981

Date of decision (date must be pre-application submission)

11/10/2024

Please state the condition number(s) to which this application relates

Condition number(s)

23

Has the development already started?

- ☐ Yes
☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

PLEASE SEE COVERING LETTER -

The strong level of public support shown during the determination of the Lidl planning application suggests that it will be a popular store, and in granted permission it was accepted that it will provide a quantitative and qualitative improvement in the grocery shopping offer in East Grinstead. Lidl are therefore keen to ensure that the new store can fully meet the needs of local residents, including on public holidays. Elsewhere Lidl generally seek and are granted permission to trade the same hours on bank holidays as on general weekdays, which here would mean 07:00 to 22:00 hours. However, they are not seeking that for East Grinstead and will be satisfied with 08:00 to 20:00 hours; this would mean that as a bank holiday they would open one hour later and close two hours earlier than on a non-holiday. I hope that you will appreciate that the provision of this new store will constitute a significant investment in the town, and how important it will be that it should be able to compete effectively with existing stores, notably the Aldi which is only a short distance to the south along London Road. That store is permitted to trade from 08:00 to 22:00 on bank holidays, so requiring Lidl to close four hours earlier would not be reasonable.

The additional two hours being sought in the evening on bank holidays is required to enable the store to better compete with Aldi and will still mean that the store will trade for less hours than on a normal weekday. We do not believe that allowing the store to trade until 20:00 hours on public holidays will have any significant adverse impact on the amenity of neighbouring residents, and deliveries will still be restricted to 18:00 hours under Condition 22.

We therefore hope you can approve this application swiftly under delegated powers, but if you have any queries, please do not hesitate to contact us.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

"The store hereby permitted shall not be open for trade or business except between the hours of 07:00 to 22:00 Mondays to Saturdays and 10:00 to 16:00 on Sundays and 08:00 to 20:00 on Bank Holidays."

Reason: "To safeguard the amenities of the occupiers of neighbouring properties and to accord with policies DP26 and DP29 of the Mid Sussex District Plan 2014 – 2031 and policy EG3 of the East Grinstead Neighbourhood Plan."

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☒ Yes
☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

- ☐ Yes
☒ No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

*** "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.**

**** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.**

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- ☐ The Applicant
☒ The Agent

Title

First Name

Surname

Declaration Date

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Date

04/06/2025