

From: Emily Wade <Emily.Wade@midsussex.gov.uk>
Sent: 01 July 2026 14:43:40 UTC+01:00
To: "Deborah Lynn" <Deborah.Lynn@midsussex.gov.uk>
Subject: DM/26/1174 Stumble Cottage, Oldlands Avenue, Balcombe

Hi Debbie

Comments on the above application. My apologies for the delay in getting these to you, which has been caused by pressure of other work.

The application site is an unlisted house located just outside the Balcombe Conservation Area, within its immediate setting. Planning permission was granted in April 2024 for a two-storey side extension, a new porch to front elevation, demolition of the existing garage and erection of new garage. In September 2024 a further permission was granted for a similar scheme but with a number of revisions including alterations to the form of the front porch, amendments to the fenestration to the front and rear elevations, addition of cladding to front and rear elevations; and a reduction in height of the replacement garage.

The current proposal is for further amendments to the scheme comprising changes to the windows to the façade of the house, to retain the existing fenestration to the principal gable at first floor level. These changes are not considered contentious.

The proposal is therefore considered to preserve the setting of the Conservation Area, meeting the requirements of District Plan Policy DP35 and the relevant paragraphs of the NPPF.

I would recommend the same conditions are applied as for the previous approval.

Thanks,

Emily

Please note that this advice is given at Officer level only and is without prejudice to the formal decision of the District Council.

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

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