

Planning Statement

Application Site Address: 2 By Sunte, Lindfield, RH16 2DF
Planning Portal Ref: PP-14842449

This application relates to planning permission granted under reference DM/25/3023, dated 19th January 2026, for the 'Replacement garage and two storey side extension to the east. New roof light to south elevation. New French doors to south elevation replacing existing single door. Replacement of bay window to the west elevation and extending to the first floor', at 2 By Sunte, Lindfield RH16 2DF.

The applicant seeks to amend the approved scheme in respect of the proposed drawing approved under Condition 2 in the following manner:

- The applicant seeks to remove the first floor level bay extension, as approved, however retain the work involved in the replacement of the bay window at ground floor level. The proposed amendment requires adding a pitched roof structure to complete the replacement element at ground floor level. The proposed external materials to the replacement bay structure at ground floor level will match the existing house. The reduced scale of work will allow the bay window replacement structure to appear subservient to the main house.
- The applicant seeks to introduce a new casement window to the south elevation at first floor level, overlooking the rear garden. The proposed window will match the style of the approved and adjacent south elevation window, with frames to match the existing house. The proposed change will not impact any private amenity of neighbouring dwellings, while providing additional daylight to the first floor accommodation.
- The applicant seeks to increase the height of the approved first floor windows to the two storey side extension. The height of each window is to match the underside of the proposed eaves line. This is a minor change to the approved configuration, while allowing improved levels of natural daylight into the first floor accommodation.

We trust that these amendments will be reviewed as minor in nature and will not result in any adverse impact on neighbouring properties or their private amenity.

Condition 2 currently refers to the approved drawing title: Proposed Floor and Elevations Plan, Drawing Reference 4108-02, Revision I. The applicant seeks to make the design changes described above, and these are all documented on the revised drawing appended within this application, namely, Proposed Floor and Elevations Plan, Drawing Reference 4108-02, Revision J. For clarity, all listed amendments are annotated in red.