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Mid Sussex District Council
Oaklands Road
Haywards Heath
West Sussex
RH16 1SS

Our ref: 08940
Date: 10 March 2026

By email only: Planning Department, planninginfo@midsussex.gov.uk

Thank you for requesting advice on this application from Place Services' ecological advice service. This service provides advice to planning officers to inform Mid Sussex District Council planning decisions with regard to potential ecological impacts from development.

Application: DM/25/1800
Location: Woodside Grange Woodland Road Hassocks West Sussex
Proposal: Reserved matters application pursuant to Outline application DM/23/2687 for the approval of Appearance, and Landscaping for two detached dwellings. Amended Elevations, Floor Plans, Site Layout Plans and supporting information received on 05.12.2025, 10.12.2025 and 12.12.2025.

Thank you for re-consulting Place Services on the above application.

No ecological objection	☒
No ecological objection subject to attached conditions	☐
Further information required/Temporary holding objection	☐
Recommend Refusal	☐
Subject to Natural England's formal comments on the conclusion of the LPA's Appropriate Assessment	☐

Summary

Further to our responses dated 19th January 2026 and 26th September 2025, we have reviewed the additional information submitted. We note that the Decision notice for DM/23/2687 requires the submission of the specified documents for the following condition:

Condition 18: details of a hard and soft landscaping scheme

We note from Section 6.2 of the Tree Survey, arboricultural impact assessment and arboricultural method statement Version 2.0 (ROAVR Group, February 2026) that the following hedgerow and trees are now requiring to be removed. It appears that the hedgerow and trees were not designated for removal in the Arboricultural Method Statement (David Archer Associates, December 2023):

- Hedgerow H1
- T8 Apple
- T9 Crack willow
- T10 Apple
- T13 Apple
- T14 Walnut
- T15 Flowering cherry
- T16 Flowering cherry
- T23 English oak
- T24 English oak
- T25 English oak
- T26 Bay

We have no objection with this amended soft landscaping scheme at an ecological perspective. In addition, these trees have not been recorded as containing bat roost potential within the Preliminary Ecological Appraisal (David Archer Associates, April 2023), submitted with the outline consent (DM/23/2687). Therefore, potential further impacts upon protected and Priority species are not predicted from these proposed amendments.

Please contact us if you have any queries in relation to this advice.

Yours sincerely,

Hamish Jackson ACIEEM BSc (Hons)

Senior Ecological Consultant

Place Services at Essex County Council



Place Services provide ecological advice on behalf of Mid Sussex District Council.

Please note:

This letter is advisory and should only be considered as the opinion formed by specialist staff in relation to this particular matter.

We are unable to respond directly to applicants/agents or other interested parties. Any additional information, queries or comments on this advice that the applicant/agent or other interested parties may have, must be directed to the Planning Officer at the relevant LPA, who will seek further advice from us where appropriate.