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**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED)  
(TREE PRESERVATION) (ENGLAND) REGULATIONS 2012**

**PERMISSION**

**REFERENCE:** DM/25/2713

**DESCRIPTION:** ASH TREE - FELL

**LOCATION:** LAND BEHIND 5 AND 6 THE DELL, CUCKFIELD, HAYWARDS  
HEATH, WEST SUSSEX

**DECISION DATE:** 24 NOV 2025

**CASE OFFICER:** IRENE FLETCHER - [IRENE.FLETCHER@MIDSUSSEX.GOV.UK](mailto:IRENE.FLETCHER@MIDSUSSEX.GOV.UK)

In pursuance of its powers under the above-mentioned Acts and Regulations you are hereby notified that the Council **CONSENTS** to the above works being carried out in accordance with the submitted application and subject to compliance with the following conditions:-

1. The tree works hereby permitted shall be begun before the expiration of 2 years from the date of this consent.

Reason: To accord with section 17 (4) of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

2. Prior to the commencement of the tree works hereby permitted, details of one replacement tree shall be submitted to, and approved in writing by the Local Planning Authority. Details shall include the size, species and siting of the replacement tree. The replacement tree shall be planted in accordance with the approved details in the first planting season following the removal of the tree hereby permitted. If within a period of 5 years from the date of planting of the replacement tree, any replacement tree is removed, uprooted, or destroyed or dies, or becomes, in the opinion of the Local Planning Authority seriously diseased, damaged or defective, another replacement

tree of the same size and species of that originally planted shall be planted at the same place.

Reason: In order to comply with Policy DP37 of the Mid Sussex District Plan 2014-2031.

#### INFORMATIVES

1. Prior to the commencement of the works hereby permitted, checks shall be made for the presence of nesting birds and other wildlife protected under the Wildlife and Countryside Act 1981.

#### **Human Rights Implications**

The planning application has been considered in light of statute and case law and any interference with an individual's human rights is considered to be proportionate to the aims sought to be realised.



Ann Biggs  
Assistant Director Planning and Sustainable Economy

NB: IT IS IMPORTANT THAT YOU SHOULD READ THE NOTES ACCOMPANYING THIS FORM

PETREZ

## APPEALS TO THE SECRETARY OF STATE

### Notes for Applicants

If you are aggrieved by the decision of your Local Planning Authority to refuse permission for the proposed works or to grant it subject to conditions, then you can appeal to the Secretary of State under regulation 19 of the Town and Country Planning (Tree Preservation) (England) Regulations 2012.

You must appeal within **28 days** of the date of the decision notice for an application for works to trees subject to a Tree Preservation Order.

The details of how to appeal together with the form which must be used can be obtained from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN (Tel: 0303 4444 5000) or online at:

<https://www.gov.uk/government/publications/tree-preservation-order-appeal-form>.