

From: Rachel Richardson <Rachel.Richardson@midsussex.gov.uk>
Sent: 13 October 2026 15:37:24 UTC+01:00
To: "planningdecisions" <planningdecisions@midsussex.gov.uk>
Subject: FW: Planning Application Ref: DM/26/1601. Herrings Farm, Twineham Lane, Twineham.

Hi there,

Please see below.

Please withdraw this application . There should be a new application which I think us awaiting validation. Please can you let me know what is happening with it?

Many thanks,

Rachel.

Rachel Richardson Bsc (Hons) DIP TP MRTPI
Senior Planning Officer
Development Management
www.midsussex.gov.uk
01444 477 224

Please note I work part-time (usually over Monday to Thursday) and from home Monday to Wednesday.

From: Clive Stillman <delavals@outlook.com>
Sent: 22 September 2026 09:15
To: Rachel Richardson <Rachel.Richardson@midsussex.gov.uk>
Subject: Re: Planning Application Ref: DM/26/1601. Herrings Farm, Twineham Lane, Twineham.

Rachel, sorry for the delay in replying but needed to take instructions.

I did think about BNG but at the time of submission there was no date when the legislation would change.

Seems a pity now we know what the changes are, furthermore, its a pity that a Decision cant reflect the new guide lines?

The best way forward for me is to WITHDRAW the present application and resubmit and so avoid the costs of BNG.

What a waste of everyones time!

BNG assessment and BNG metric advised roughly £3,000.00!!..... its a no brainer really.

If you have no objection to the proposal my clients can start planning as it is going to take at least twelve weeks before anything can happen on the site and they are keen to get a barn in place asap.

So please withdraw the application and I will submit later today.

Clive

From: Rachel Richardson <Rachel.Richardson@midsussex.gov.uk>

Sent: 17 September 2026 11:54

To: Clive Stillman <delavals@outlook.com>

Subject: Planning Application Ref: DM/26/1601. Herrings Farm, Twineham Lane, Twineham.

Hi Clive,

I hope things are well with you.

I started to write up my delegated report for this application and have come across an issue in relation to BNG.

I am of the opinion that this application is not exempt from BNG and it would be helpful if you could explain your thinking on this please?

I see on the application form that you have said the building will not have a concrete slab. However, this not make it exempt. The development is not considered to be de minimis under the pre August regulations.

I would advise that the best way forward is to withdraw the current application and resubmit. The new application should have the red edge boundary for the development site drawn around the edge of the proposed building and access. If you do this, the site area within the red edge boundary will be less than 0.2ha under the new BNG exemption's (since 6th August 2026) and BNG will then be exempt. Otherwise, under the current application it could be made invalid or refused.

Please advise how you would like to proceed.

Many thanks,

Rachel.

Rachel Richardson Bsc (Hons) DIP TP MRTPI

Senior Planning Officer

Development Management

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