

From: Saskia Lower <slower@eceplanning.com>
Sent: 14 May 2026 10:06:59 UTC+01:00
To: "Irene Fletcher" <Irene.Fletcher@midsussex.gov.uk>; "Anna Tidey" <anna.tidey@midsussex.gov.uk>
Cc: "Chris Barker" <cbarker@eceplanning.com>; "planninginfo" <planninginfo@midsussex.gov.uk>
Subject: RE: DM/26/0783 Hilgay Cottage Burgess Hill
Attachments: PJC.1520.001 Rev D Landscape General Arrangement Plan.pdf, PJC.1520.002 Rev D Soft Landscape Detailed Planting Plan.pdf, PJC.1520.004 Rev A Landscape Maintenance & Management Plan.pdf, PJC.1520.003 Rev B Soft Landscape Specification inc. implementation schedule.pdf

Hi Irene,

I note that Anna is currently on leave, so I hope you do not mind me contacting you directly.

Thank you for your comments below. In response, we have updated the landscaping plans to replace the proposed wildflower meadow treatment with a shade-tolerant mix, and have made amendments to the proposed tree positions and species. This includes a reduction in the use of multi-stem Amelanchier, together with further revisions to address your comments on the overall tree selection.

We have also noted your comments regarding any future substitutions being agreed with the LPA, and the need for separate applications/notifications for works to trees within the Conservation Area.

I hope the attached revised information is acceptable, and I look forward to hearing from you.

Kind Regards,

Saskia Lower
Senior Planner, AssocRTPI

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Planning Appeals are changing in April 2026. [Read our latest insights](#) to find out what's changing and how to prepare.



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From: Irene Fletcher <Irene.Fletcher@midsussex.gov.uk>
Sent: 21 April 2026 14:17
To: Anna Tidey <anna.tidey@midsussex.gov.uk>
Subject: DM/26/0783 Hilgay Cottage Burgess Hill

Hi Anna,

The Landscape, Maintenance and Management Plan details are considered acceptable. However, an informative should be attached advising that works to trees require separate application/notification due to their location within the Conservation Officer.

With regard to the wildflower meadow, the selection of plants is not shade tolerant, yet the wildflower area is shown under the shade of trees and within the area for new tree planting. The water feature is also shown in the shade.

The tree selection includes a preponderance of Amelanchier. These are really large shrubs and do not provide any longevity or presence to the site. I also note a number of Malus, these have the same issues, tend to be grafted, disease prone plants. I would rather that a few larger species were included, whilst accepting that there may be a lesser number of these. I am pleased to note large trees around the entrance. Malus are also included in the hedgerow and this is a more suitable location for them. However, reference is made to substitution being agreed with the contractor. This is not appropriate and an informative attached to the effect that substitutions, once a final scheme is agreed, must be the subject of agreement with the LPA.

Thanks,

Irene

Irene Fletcher
Tree Officer
Development Management
Mid Sussex District Council
(Mon – Thurs)
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