

C/o Agent
Mr Alex Veitch
Walsingham Planning
Bourne House
Cores End Road
Bourne End
SL8 5AR

TOWN AND COUNTRY PLANNING ACT 1990 (SECTION 96A)
TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE
ENGLAND) ORDER 2015

REFERENCE: DM/26/0995

**DESCRIPTION: NON MATERIAL AMENDMENT TO APPLICATION DM/24/2530 -
DEMOLITION OF EXISTING HOTEL RESTAURANT AND
REPLACEMENT WITH NEW BUILDING PROVIDING ADDITIONAL
HOTEL BEDROOMS AND GUEST RESTAURANT, TOGETHER
WITH ALTERATIONS TO THE CAR PARK AND ALL
ASSOCIATED WORKS.**

**LOCATION: PREMIER INN, CHARLES AVENUE, BURGESS HILL, WEST
SUSSEX**

DECISION DATE: 29 APR 2026

**CASE OFFICER: KATHERINE WILLIAMS -
KATHERINE.WILLIAMS@MIDSUSSEX.GOV.UK**

In pursuance of its powers under the aforementioned Act, the Council hereby notify you that they **APPROVE** the Non-Material Amendment for the above development in accordance with the plans and particulars submitted with your application received on 21 April 2026 for the following reason(s):

1. This application seeks consent as non-material amendments to DM/24/2530 which gave consent for the demolition of existing hotel restaurant and replacement with new building providing additional hotel bedrooms and guest restaurant, together with alterations to the car park and all associated works. The proposed non-material amendments are as follows:
 - o retaining wall position and height amended;
 - o repositioned AC plant enclosure;
 - o reconfiguration of entrance ramp from Charles Avenue;
 - o amendments to roof; and
 - o amendments to entrance lobby including changes to the fenestration;

It is considered that the proposed amendments would not be visually noticeable from the approved plans. On this basis, it is considered that this proposal can be treated as a non-material revision to the original application, and a new planning application will not therefore be required.

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.

Please note that the existing planning permission still stands, and that the conditions imposed upon it continue to apply, except that the plans listed below can be substituted for the originally approved plans.

Plans Referred to in Consideration of this Application

The following plans and documents were considered when making the above decision:

Plan Type	Reference	Version	Submitted Date
Proposed Site Plan	6063-P 010	I	21.04.2026
Proposed Floor Plans	6063-P 110	I	21.04.2026
Proposed Floor Plans	6063-P 111	I	21.04.2026
Proposed Floor Plans	6063-P 112	I	21.04.2026
Proposed Floor Plans	6063-P 113	I	21.04.2026
Proposed Roof Plan	6063-P 114	I	21.04.2026
Proposed Elevations	6063-P 210	D	21.04.2026
Proposed Elevations	6063-P 211	D	21.04.2026
Proposed Sections	6063-P 212	D	21.04.2026
General	6063-P 600	D	21.04.2026
General	6063-P 601	B	21.04.2026



Eric Owens
Interim Assistant Director Planning and Sustainable Economy

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