

From: Emily Wade <Emily.Wade@midsussex.gov.uk>
Sent: 13 May 2026 14:37:36 UTC+01:00
To: "Caroline Grist" <Caroline.Grist@midsussex.gov.uk>
Subject: RE: DM/26/0379 and 0380 Walnut and Well Cottage

Hi Caroline

Further comments on the above discharge of conditions applications. I will add these in red below.

Thanks,

Emily

Please note that this advice is given at Officer level only and is without prejudice to the formal decision of the District Council.

Submit your planning application online.
<http://www.planningportal.gov.uk>

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From: Emily Wade <Emily.Wade@midsussex.gov.uk>
Sent: 17 March 2026 16:44
To: Caroline Grist <Caroline.Grist@midsussex.gov.uk>
Subject: DM/26/0379 and 0380 Walnut and Well Cottage

Hi Caroline

Comments on the above discharge of conditions applications.

DM/26/0379 – ref. DM/25/2250

Condition 3 – Materials to extension

The details as supplied are acceptable.

Condition 4- Windows, doors and roof lantern to extension

Although I would have no objection to the oak frames to the windows, the design as shown does not match the approved elevations in that it includes what I would assume to be applied leading to the double-glazed units. The use of applied leading is not usually considered acceptable in the context of a listed building, however we have no full-length sections of these windows to confirm the detail. Further information is required, and it may be necessary if the applicant wishes to incorporate double glazing to revert to the approved design (i.e. without leading).

The revised drawings are acceptable.

The details of the roof lantern are acceptable.

Condition 5- Windows to porch

The approved drawings show the windows to match the existing, which I assume are single glazed. However the submitted details include the use of LandVac vacuum glazing with applied leading. The use of vacuum glazing raises potential issues, as samples I have previously seen of other products have included visible spacer columns, giving the glazing a 'spotty' appearance. I note the LandVac units also include a 'getter'. If the applicant chooses to pursue this option I would like to see a sample glazed unit to allow a fully informed assessment, however as the use of applied leading will not be acceptable in the context of a listed building it may be simpler to revert to a single glazed leaded window. This aspect of the submission therefore requires reconsideration.

The revised approach is acceptable in principle, but the sectional drawing does not show the leading. As previously noted applied leading will not be considered appropriate, so we would need to sections to show that the leading is functional.

Condition 6- Eaves detail to extension

The eaves details as submitted are acceptable.

Condition 7- Materials to patio

Although sandstone is a locally prevalent material, we would normally expect a warmer colour (e.g. buff). I note the grey coloured stone is 'to match existing'- can the applicant please supply photos of the existing to confirm this?

The supplied photo confirms that the proposed material will be a reasonable match for the existing, and is therefore acceptable.

Thanks

Emily

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