

From: Hannah.Darley
Sent: 05 March 2026 16:40:14 UTC+00:00
To: "Laura Downs" <laura.downs@naturespaceuk.com>
Subject: NatureSpace Documentation Notification- DC/25/1827 | Oreham Manor Farm
Oreham Common Henfield West Sussex BN5 9SB

Hello Laura,

Thank you for sending the exact wording, that is appreciated.

Kind regards,

Hannah Darley

Senior Planning Officer

Telephone: [01403 215538](tel:01403215538)

Email: Hannah.Darley@horsham.gov.uk



Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB

Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

Horsham District Council will only accept service of documents by email if they are sent to legal@horsham.gov.uk. Any documents sent to individual email addresses will not be accepted under any circumstances.

Communications received after 5pm will be regarded as being served on the next working day.

Please contact us in advance if your email, including any attachments, is going to exceed 30MB.

From: Laura Downs <Laura.Downs@naturespaceuk.com>

Sent: 22 December 2025 09:20

To: Hannah.Darley <Hannah.Darley@horsham.gov.uk>

Subject: Re: NatureSpace Documentation Notification- DC/25/1827 | Oreham Manor Farm
Oreham Common Henfield West Sussex BN5 9SB

Good morning Hannah,

Thank you for your email. So the email I sent below is essentially just a notification to let you know of the applicant's intention to join the scheme, and that they had paid and will receive their documents soon. Once the documents have been sent out, I usually will send a follow up email to you to detail the exact wording. It's usually happens in this order just because it's our

technical team who deal with the documentation, and therefore I don't typically have the exact condition wording until the applicant has been sent their documents.

However I think in specific situations if you did need the wording sooner, then I can try and get this for you. Would it be more helpful from now on if in my email I included the date that the documents are due to be sent to the applicant? That way if you need it sooner than that date you can just let me know and I'll try and get the wording over to you a bit quicker?

I can see for this specific case that the documents were sent on Thursday (apologies I was on leave this day), so for reference here the conditions and informatives are:

Planning condition: No development hereby permitted shall take place except in accordance with the terms and conditions of the Council's Organisational Licence (WML-OR136, or a 'Further Licence') and with the proposals detailed on plan "Oreham Manor Farm: Impact plan for great crested newt District Licensing (Version 1)" dated 18th December 2025.

Reason: In order to ensure that adverse impacts on great crested newts are adequately mitigated and to ensure that site works are delivered in full compliance with the organisational licence (WML-OR136, or a 'Further Licence'), section 15 of the National Planning Policy Framework, Circular 06/2005 and the Natural Environment and Rural Communities Act 2006.

Informative: It is recommended that the NatureSpace Best Practice Principles are taken into account and implemented where possible and appropriate.

Informative: It is essential to note that any works or activities whatsoever undertaken on site (including ground investigations, site preparatory works or ground clearance) prior to receipt of the written authorisation from the planning authority which permits the development to proceed under the District Licence (WML-OR136, or a 'Further Licence') are not licensed under the great crested newt District Licence. Any such works or activities have no legal protection under the great crested newt District Licence and if offences against great crested newt are thereby committed then criminal investigation and prosecution by the police may follow

Please let me know what you think or if you had any questions,

Best wishes,

Laura Downs (*she/her*)

District Licensing Officer (Great Crested Newts) – West Sussex

Season's Greetings from NatureSpace!

*Please note I will be away for the festive period from the 25th of December to 4th of January.
Any messages received during this time will be picked up when I return.*

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com

m: 07356 159774

w: www.naturespaceuk.com

Company operating hours: Monday to Thursday 09:00 - 17:00



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