



**Horsham
District
Council**

DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DC/26/0420

Sainsburys Supermarket 7 Worthing Road Horsham West Sussex RH12 1SQ

DESCRIPTION:

Prior Notification for the installation of solar photovoltaic panels to the rooftops.

ASSESSMENT:

Part 14 (Renewable energy)

Class J – installation or alteration etc of solar equipment on non-domestic premises

Permitted development

A. The installation, alteration or replacement of—

- (a) microgeneration solar thermal equipment on a building;
- (b) microgeneration solar PV equipment on a building; or
- (c) other solar PV equipment on the roof of a building,

other than a dwellinghouse or a block of flats.

J.1 Development not permitted:-

Criteria		Yes	No
(a)	the solar PV equipment or solar thermal equipment would be installed on a pitched roof and would protrude more than 0.2 metres beyond the plane of the roof slope when measured from the perpendicular with the external surface of the roof slope;	☐	☒
(b)	the solar PV equipment or solar thermal equipment would be installed on a flat roof, where the highest part of the solar PV equipment would be higher than 1 metre above the highest part of the roof (excluding any chimney);	☐	☒
(c)	the solar PV equipment or solar thermal equipment would be installed on a roof and within 1 metre of the external edge of that roof;	☐	☒
(d)	in the case of a building on article 2(3) land, the solar PV equipment or solar thermal equipment would be installed on a roof slope which fronts a highway;	☐	☐

(e)	the solar PV equipment or solar thermal equipment would be installed on a site designated as a scheduled monument; or	☐	☒
(f)	the solar PV equipment or solar thermal equipment would be installed on a listed building or on a building within the curtilage of a listed building	☐	☒

J.2 Development is not permitted by Class J(a) or (b) if—

		Yes	No	N/A
(a)	the solar PV equipment or solar thermal equipment would be installed on a wall and would protrude more than 0.2 metres beyond the plane of the wall when measured from the perpendicular with the external surface of the wall;	☐	☐	☒
(b)	the solar PV equipment or solar thermal equipment would be installed on a wall and within 1 metre of a junction of that wall with another wall or with the roof of the building; or	☐	☐	☒
(c)	in the case of a building on article 2(3) land, the solar PV equipment or solar thermal equipment would be installed on a wall which fronts a highway.	☐	☐	☒

J.4

(1) Class J development is permitted subject to the following conditions—

- (a) the solar PV equipment or solar thermal equipment must, so far as practicable, be sited so as to minimise its effect on the external appearance of the building and the amenity of the area; and
- (b) the solar PV equipment or solar thermal equipment is removed as soon as reasonably practicable when no longer needed.

- (2) Class J(c) development is permitted subject to the condition that before beginning the development the developer must apply to the local planning authority for a determination as to whether the prior approval of the authority will be required as to the design or external appearance of the development, in particular the impact of glare on occupiers of neighbouring land.

As the installation would not be microgeneration J.4(2) is relevant and the prior approval of the LPA is required.

The panels would be sited on an expanse of flat roof which is surrounded by a raised parapet. The panels would not be visible from ground level and while some views would be possible from higher levels surrounding the site, they would be seen in the context of a commercial building and other rooftop plant and machinery. The panels would not adversely impact on the design or external appearance of the development.

The siting, layout and nature of the panels and the relationship with surrounding properties and land would be sufficient to minimise the potential for adverse impacts arising from glare.

It is therefore considered that prior approval is not required.

Recommendation: Prior Approval Not Required

DELEGATED

Case Officer sign/initial JBurrowes Date: 22/05/2026

Authorising Officer sign/initial Guy Everest Date: 28.05.2026