Horsham District Council

DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:
DISC/25/0373
Laura House, Unit 11, Jengers Mead, Billingshurst, West Sussex, RH14 9NZ

DESCRIPTION:
Application for Approval of Details Reserved by Condition 1 to approved application DC/25/1573.

RELEVANT PLANNING HISTORY:

DC/25/1573	Prior Notification for the change of use from a single open plan office space, to form 1no. two-bedroom flat.	Prior Approval Required and PERMITTED on 25.11.2025

PLANNING ASSESSMENT
Planning Application DC/25/1573 was granted consent on 25.11.2025. This permission was for the following:

Prior Notification for the change of use from a single open plan office space, to form 1no. two-bedroom flat.

Consent is sought to discharge the details reserved by condition 1: -

Pre-Occupation Condition*: Prior to the occupation of the dwelling hereby permitted, a scheme for sound attenuation against external noise shall be submitted to and approved by the Local Planning Authority. The scheme shall have regards to the conclusions in the submitted Noise Exposure Assessment (prepared by Falcon Energy Limited, received by the Council on 25.10.2021). The approved sound attenuation works shall be completed before the dwelling is first occupied and the measures shall be retained as such thereafter.*

Reason: As this matter is fundamental in the interests of residential amenities by ensuring an acceptable noise level for the occupants of the development in accordance with the National Planning Policy Framework.

The applicant has provided a Covering Letter with confirmation that all windows would be double glazed, and the external walls are masonry construction with an insulated cavity. The covering letter also stated that acoustically dampened Vent-Axia Freshvent units have been installed.

The submitted details are considered sufficient to ensure acceptable noise levels for future occupants, and the Council's Environmental Health Team has raised no objection. The submitted details are therefore considered acceptable.

Recommendation: Application Permitted

INFORMATIVE
The application is advised that they should future occupiers should be reminded that the Freshvent units have filters that are required to be changed periodically.

Plans list for: DISC/25/0373
(The approved plans will form Condition 1 on the Decision Notice of all Permitted applications)

Schedule of plans/documents **approved**:

Plan Type	Description	Drawing Number	Received Date
Supporting Docs	Condition 1 Cover Letter	NONE	25.11.2025

DELEGATED

Case Officer sign/initial Bethan Tinning Date: 20.01.2026

Authorising Officer sign/initial Guy Everest Date: 28.01.2026