

Householder Application for Planning Permission for Works or Extension to a Dwelling and Listed Building Consent

Town and Country Planning Act 1990 (as amended)



Horsham
District
Council

Horsham

<https://www.horsham.gov.uk/planning>

Publication of applications on planning authority website

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions. If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Address Line 1

Woodreeves

Address Line 2

Lambs Green

Address Line 3

Rusper

Town/City

Horsham

County

West Sussex

Postcode

RH12 4RG

Description of site location must be completed if postcode is not known:

Easting (x)

521962

Northing (y)

136770

Description of site location

-

Applicant Details

Name/Company

Title

Mr

First Name

David

Surname

Blair

Company Name

-

Address

Address Line 1

Woodreeves

Address Line 2

Lambs Green

Address Line 3

Rusper

Town/City

Horsham

County

West Sussex

Country

-

Postcode

RH12 4RG

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax Number

REDACTED

Email address

REDACTED

Agent Details

Name/Company

Title

Mr

First Name

Connor

Surname

Beckmann

Company Name

Beckmann Architecture Ltd

Address

Address Line 1

17 Bell Road

Address Line 2

-

Address Line 3

-

Town/City

Haslemere

County

Surrey

Country

United Kingdom

Postcode

GU27 3DQ

Contact Details

Primary number

REDACTED

Secondary number

REDACTED

Fax number

REDACTED

Email Address

REDACTED

Description of Proposed Works

Please describe the proposed works

Proposed single storey rear/side extension and alterations to fenestration

Has the work already been started without consent?

☐ Yes

☒ No

Materials

Does the proposed development require any materials to be used externally?

☒ Yes

☐ No

Type

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

Type	Walls
Existing materials and finishes	White Render
Proposed materials and finishes	White render to match existing

Type	Roof
Existing materials and finishes	Clay tile pitched roof and flat roofing
Proposed materials and finishes	Clay tile pitched roof and flat roofing to match existing

Type	Windows
Existing materials and finishes	Various window types
Proposed materials and finishes	Windows to match existing

Are you supplying additional information on submitted plans, drawings or a design and access statement?

- ☒ Yes
- ☐ No

If Yes, please state references for the plans, drawings and/or design and access statement

Materials shown on existing elevations [BA288-01-005], Proposed materials shown on proposed elevations [BA288-03-005-B] and materials noted within design, access and heritage statement.

Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

- ☐ Yes
- ☒ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

- ☒ Yes
☐ No

Plan or drawing reference number (trees/hedges to be removed/pruned)

One small Cherry tree is to be removed - shown on proposed site plan [BA288-03-001-B]

Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

- ☐ Yes
☒ No

Is a new or altered pedestrian access proposed to or from the public highway?

- ☐ Yes
☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

- ☐ Yes
☒ No

Parking

Will the proposed works affect existing car parking arrangements?

- ☐ Yes
☒ No

Biodiversity Net Gain

Paragraph 13 of Schedule 7A of the Town and Country Planning Act 1990 sets out that every planning permission granted for the development of land in England shall be deemed to have been granted subject to the 'biodiversity gain condition' requiring development to achieve a net gain of 10% of biodiversity value.

This is subject to exemptions, an exemption applies in relation to planning permission for a development which is the subject of a householder application, within the meaning of article 2(1) of the Town and Country Planning (Development Management Procedure) (England) Order (2015)*.

Applicants for planning permission are required to make a statement as to whether they believe the biodiversity gain condition will apply if permission is granted, please confirm:

☒ It is my belief that, if permission is granted for the development to which this application relates, the biodiversity gain condition would not apply.

* A 'householder application' means an application for planning permission for development for an existing dwellinghouse, or development within the curtilage of such a dwellinghouse for any purpose incidental to the enjoyment of the dwellinghouse which is not an application for change of use or an application to change the number of dwellings in a building.

Listed Building Grading

Grading

Grade II

Is the Building Ecclesiastical?

No

Immunity from Listing

Has a Certificate of Immunity from Listing Been Sought?

☐ Yes

☒ No

Demolition of Listed Building

Does the Proposal Include Partial or Total Demolition?

☒ Yes

☐ No

Total Demolition of the Listed Building?

☐ Yes

☒ No

Demolition of a Building Within the Curtilage?

☐ Yes

☒ No

Part Demolition of the Listed Building?

☒ Yes

☐ No

Total Building Volume (m³)

914

Volume to Be Demolished (m³)

22.26

Date of Erection (Month)

1

Date of Erection (Year)

1970

Description of Building or Part to Be Demolished

Demolition to be part of a modern extension to the listed core of the dwelling house not an original feature.

Why Demolition Is Necessary

The proposed to be demolished is a modern addition and its removal is required to allow for the proposed extension which is more sympathetic to the existing listed structure.

Listed Building Alterations

Do the Proposed Works Include Alterations to the Listed Building?

☒ Yes

☐ No

Works to the Interior of the Building?

☒ Yes

☐ No

Works to the Exterior of the Building?

☒ Yes

☐ No

Works to Any Structure or Object Fixed to the Property?

☐ Yes

☒ No

Stripping Out of Any Internal Wall, Ceiling, or Floor Finishes?

- ☐ Yes
- ☒ No

Supporting Information for Alterations (Including Plan/Drawing References)

Extensions and alterations are limited to modern additions, No alterations to the historic listed core of the building are proposed.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☐ Yes
- ☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

Applicant

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
- ☒ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

☒ Yes

☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

☐ Yes

☒ No

Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding***

**"owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.*

*** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.*

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

The Agent

Title

Mr

First Name

Connor

Surname

Beckmann

Declaration Date

17/08/2026

Declaration Made

☒ Yes

☐ No

Declaration

I/We hereby submit this Householder Application for Planning Permission for Works or Extension to a Dwelling and Listed Building Consent as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

☒ I / We agree to the outlined declaration

Signed	Date
Connor Beckmann	17/08/2026