Horsham District Council

Mr Nikolas Antoniou
NJA Town Planning Ltd
The Beehive
City Place
Gatwick
RH6 0PA

Our ref:	DISC/24/0049
Your ref:	Church Cottage PL Conditions
Email:	planning@horsham.gov.uk
Direct Line:	01403 215180
If Calling Please ask for:	Jacques Burrowes
Date:	20th May 2024

Dear Sir/Madam,

Town and Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure England) Order 2015

Application for Approval of Details Reserved by Conditions 3, 4, 5 to appoved application DC/23/2035

Church Cottage Church Street Henfield West Sussex

The Authority has considered your application, and I can confirm that the submitted information is acceptable pursuant to the following condition(s):

3. Pre-Commencement (Slab Level) Condition: No works about ground floor slab level shall take place until the following details have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details:-

o Drawings to a scale not smaller than 1:5 fully describing roof details, including sections, through:
- roof ridge
- hips
- valleys
- eaves
- verges
- verges and bargeboards

Reason: As this matter is fundamental to ensure that the significance of the designated heritage asset, and the character, appearance and integrity of the building, is not prejudiced, thereby preserving the special architectural or historic interest which it possesses, and to comply with Policy 34 of the Horsham District Planning Framework (2015).

Date of approval - 20th May 2024

4. Pre-Commencement (Slab Level) Condition: No works about ground floor slab level shall take place until specifications of external materials and surface finishes have been submitted to and approved in writing by the Local Planning Authority. The relevant works must not be executed other than in complete accordance with these approved details.

Reason: As this matter is fundamental to ensure that the significance of the designated heritage asset, and the character, appearance and integrity of the building, is not prejudiced, thereby preserving the special architectural or historic interest which it possesses, and to comply with Policy 34 of the Horsham District Planning Framework (2015).

Date of approval - 20th May 2024

5. Pre-Commencement (Slab Level) Condition: No new or replacement windows and external doors shall be installed until the following details have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details:-

o Drawings to a scale not smaller than 1:5 fully describing new or replacement windows and external doors, including details of:-
- materials
- decorative/protective finish
- cross section of frame, transom, mullions, glazing bars, etc
- formation of openings including reveals, heads, sills, arches, lintels, dormer construction, etc
- method of opening
- method of glazing

Reason: As this matter is fundamental to ensure that the significance of the designated heritage asset, and the character, appearance and integrity of the building, is not prejudiced, thereby preserving the special architectural or historic interest which it possesses, and to comply with Policy 34 of the Horsham District Planning Framework (2015).

Date of approval - 20th May 2024

The development shall be implemented in accordance with the approved plans and details listed in the schedule below.

Schedule of plans/documents:

Plan Type	Description	Drawing Number	Received Date
Details plan	PROPOSED ROOF GABLE END DETAIL	1260/24	25.03.2024
Details plan	PROPOSED ROOF DETAILS 1 (EAVES & RIDGE)	1260/25	25.03.2024
Details plan	PROPOSED ROOF DETAILS 2 (VALLEY & GABLE END)	1260/26	25.03.2024
Details plan	PROPOSED EXTERNAL MATERIALS	1260/34	25.03.2024
Details plan	PROPOSED DOOR DETAILS (PLAN)	1260/20	25.03.2024
Details plan	PROPOSED DOOR DETAILS (ELEVATION)	1260/21 REV. A	25.04.2024
Details plan	PROPOSED WINDOW DETAILS	1260/22	25.03.2024

Details plan	PROPOSED ROOFLIGHT DETAILS	1260/23	25.03.2024
Supporting Docs	DISCHARGE OF CONDITION APPLICATION LETTER		25.03.2024
Supporting Statement	MATERIAL CONFIRMATION [EMAIL]		10.05.2024

This letter constitutes a legal document which should be regarded as an addendum to the original planning application.

If you have any queries or require further information, please do not hesitate to contact the Case Officer.

Yours faithfully



Emma Parkes
Head of Development and Building Control