



DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DISC/26/0082

Horse Ghylls Wood Farm , Capel Road, Rusper, West Sussex, RH12 4PZ

DESCRIPTION:

Approval of details reserved by condition 2 to approved application DC/25/0455.

RELEVANT PLANNING HISTORY:

DC/25/0455	Regularise the use of the small office building, the large barn for dog related uses, the open storage of 6no. containers for self-storage, open storage on land of up to 6no. buses, open storage on land or up to 9no. caravans/trailers and amendments to the external appearance of small office building. (Retrospective).	Application Permitted on 04.12.2025
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PLANNING ASSESSMENT

Planning Application DC/25/0455 was granted consent on 04.12.2025. This permission was for the following:

Regularise the use of the small office building, the large barn for dog related uses, the open storage of 6no. containers for self-storage, open storage on land of up to 6no. buses, open storage on land or up to 9no. caravans/trailers and amendments to the external appearance of small office building. (Retrospective).

Consent is sought to discharge the details reserved by condition 2: -

Regulatory Condition: Within 3 months of the date of this decision a Management Plan for the 'large barn' shall be submitted to the Local Planning Authority for its approval in writing. The Management Plan shall include details of waste removal, booking procedure, site supervision and maximum session numbers. The use of the 'large barn' shall thereafter take place in accordance with the agreed Plan.

Reason: To safeguard the amenities of the locality in accordance with Policies 10, 26, 32 and 33 of the Horsham District Planning Framework (2015).

The applicant has submitted a Management Plan detailing the uses, operations, staff levels, number of dogs in the care of the staff, and opening hours of the dog play arena and dog food shop, in addition to a waste removal timetable and method and details of the booking procedure. As part of the application process further details on the hours of use for the dog exercise barn have been provided, with these being Monday to Saturday 9am to 5pm, and Sunday is 10am to 3pm.

The submitted details are within the parameters of the original permission and considered sufficient to minimise the impact of the approved development on neighbouring amenities. The submitted details are therefore considered acceptable.

Recommendation: Application Permitted

Plans list for: DISC/26/0082

(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 Statement	Cover letter and management plan	3773	12.03.2026
Supporting Statement	Email from agent		16.07.2026

DELEGATED

Authorising Officer sign/initial Guy Everest Date: 13.08.2026