



**Horsham
District
Council**

Miss Kristina King
Barratt Redrow Southern Counties
Compton House
The Guildway
Old Portsmouth Road
Guildford
GU3 1LR

Our ref: DISC/26/0267
Your ref: Pulborough RM Cond. 8 and 9
Email: planning@horsham.gov.uk
Direct Line: 01403 215238
If Calling Please ask for: Nicola Pettifer
Date: 9th October 2026

Dear Sir/Madam,

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

Approval of details reserved by conditions 8 (external materials) and 9 (ASHP details) to approved application DC/24/1676

New Place Nurseries London Road Pulborough West Sussex

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

8. **Pre-Commencement (Slab Level) Condition:** Notwithstanding the indicative details shown on approved Materials Plan [H9376-GPA-XX-XX-DR-UD-203006-C04], no development above ground floor slab level of any part of the development hereby permitted shall take place until a schedule of materials and finishes and colours to be used for, but not limited to: external walls, windows, roof-lights, doors and roofs of the approved buildings, have been submitted to and approved by the Local Planning Authority in writing and all materials used in the construction of the development hereby permitted shall conform to those approved.

Reason: As this matter is fundamental to enable the Local Planning Authority to control the development in detail in the interests of amenity by endeavouring to achieve a building of visual quality in accordance with Policy 33 of the Horsham District Planning Framework (2015) and Policy 15 of the Pulborough Neighbourhood Plan (2025).

Date of approval - 9th October 2026

9. **Pre-Commencement (Slab Level) Condition:** No development above ground floor slab level of any part of the development hereby permitted shall commence until details and specifications of the Air Source Heat Pumps (ASHP) have been submitted and in writing by the Local Planning Authority. Details shall include mounting locations, and size specifications suited to dwelling sized, and, if appropriate, any acoustic covers.
The development shall thereafter be carried out in accordance with the approved details.

Reason: As this matter is fundamental to control the development in detail in the interests of amenity and health impact and in accordance with Policies 24, 33 and 37 of the Horsham District Planning Framework (2015).

Date of approval - 9th October 2026

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
Supporting Docs	Materials schedule RM (1)		01.09.2026
Plans	Material Plan	H9376-GPA-XX-XX-DR-UD-203006-C04	01.09.2026
Plans	Air Source Heat Pump Plan	H9376-GPA-XX-XX-DR-UD-203018-C05	14.08.2026

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