



**Applications & Appeals Services**  
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West Sussex  
RH12 2GB

Ref: 17/106

13 July 2026

### **DISCHARGE OF CONDITION APPLICATION**

Dear Sir/Madam

**LPA Ref:** DC/25/1820  
**Applicant** Mr M Walton  
**Proposal:** Discharge of Condition 2 (Materials & Finishes) & 3 (Thermal, Fire, Sound Insulation for re-roofing works and infill works to roof. Replacement of two windows, removal of window, flat roof and new leadwork flat roof formed with traditional style lantern light. Existing brickwork covered with vertical tile hanging to match existing (Listed Building Consent)  
**Site:** New House Farm, Old Crawley Road, Faygate, West Sussex, RH12 4RU

Please accept this Discharge of Condition Application to Discharge Conditions 2 & 3 (a copy of the decision notice is submitted with the application for ease of reference).

- 2) ***Pre-Commencement Condition:*** Prior to relevant work beginning, the following details shall 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:

- Specifications of external materials and surface finishes.

*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).*

- 3) ***Pre-Commencement Condition:*** *No relevant works shall commence 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:*

- *Specification and/or drawings fully describing method of incorporating thermal, fire and sound insulation, describing the affect on the appearance and fabric of historic and architectural features.*

*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).*

In respect of Condition 2, the following information can be included within the application to discharge this condition:

- Roof – Existing roof tiles salvaged and re-used wherever possible. Any new roof tiles are to match existing.
- Replacement windows – painted timber to match existing style and detailing.
- Vertical tile hanging – Tiles to match adjacent areas.

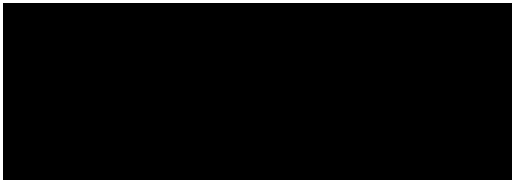
The following notes which confirm what is noted above are on the approved drawings.

- All existing roof tiles stripped and all sound tiles salvaged for re-use. New breathable felt and battens fitted. All roof re-roofed using as many salvaged tiles as possible and new tiles to match existing.
- Existing defective window replaced with new painted timber window to match existing style and detailing.
- Vertical, tile hanging fitted to match adjacent areas.

In respect of Condition 3, works relating to the upgrading of insulation is limited to the installation of an additional layer of mineral wool quilt insulation laid horizontally above the floor joists and existing insulation to the loft space to improve the thermal performance of the roof as part of the approved re-roofing works. The new insulation will be laid in a standard manner and will not need specific listed building consent. The additional insulation will improve the current thermal performance of the property. There is no necessity to improve fire or sound insulation as the property is a detached residential dwelling. The additional insulation will not have any impact on any areas of architectural or historic interest. This further information is therefore submitted in full discharge of this condition.

I trust this is sufficient for now to enable you to validate the application, but should you have any queries please do not hesitate to contact me.

Yours faithfully



**Nikolas J. Antoniou**  
**BSc HONS DIPTP MRTPI**  
**Chartered Town Planner**  
**For and on behalf of NJA Town Planning Limited**