



Horsham District Council

Application for Removal or Variation of a Condition following Grant of Planning Permission or Listed Building Consent

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation
Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

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".

Number	4
Suffix	
Property Name	Dems House
Address Line 1	Old Mill Drive
Address Line 2	Pulborough
Address Line 3	
Town/city	Storrington
Postcode	RH20 4QD

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

Easting (x)	Northing (y)
508927	114443

Description

Removal of condition No.4 of Planning Permission DC/24/0665

Applicant Details

Name/Company

Title

First name

Surname

Hancoda Ltd

Company Name

Hancoda Ltd

Address

Address line 1

54 Amity Road

Address line 2

Address line 3

Town/City

London

County

Country

United Kingdom

Postcode

E15 4AT

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Agent Details

Name/Company

Title

Mrs

First name

Francelita

Surname

Balbido

Company Name

Town Planning Expert

Address

Address line 1

Room 205 Portsmouth Technopole

Address line 2

Kingston Crescent

Address line 3

North End

Town/City

Portsmouth

County

Country

United Kingdom

Postcode

PO2 8FA

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of the Proposal

Please provide a description of the approved development as shown on the decision letter

Change of Use from a pet grooming salon to flexible use Class E.

Reference number

DC/24/0665

Date of decision (date must be pre-application submission)

01/05/2024

Please state the condition number(s) to which this application relates

Condition number(s)

4

Has the development already started?

☐ Yes

☒ No

Condition(s) - Variation/Removal

Please state why you wish the condition(s) to be removed or changed

Natural England has subsequently withdrawn the requirement for water neutrality mitigation measures within this specific geographical area. As such, the specific reason for the condition has now been extinguished, and therefore, the condition would fail the test of relevance to planning control as well.

If you wish the existing condition to be changed, please state how you wish the condition to be varied

Remove condition 4

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?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

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

- ☐ 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 Of Ownership - 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 Applicant
☒ The Agent

Title

Mrs

First Name

Francelita

Surname

Balbido

Declaration Date

09/12/2025

☒ Declaration made

Declaration

I/We hereby apply for Removal/Variation of a condition 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 also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Francelita Balbido

Date

09/12/2025