Horsham District Council

Mr Doug Wright
WPS Planning
43 Timms Close
Horsham
RH12 4TN

NOTICE OF REFUSAL TO GRANT A LAWFUL USE OR DEVELOPMENT CERTIFICATE

TOWN & COUNTRY PLANNING ACT 1990: S191 (AS AMENDED BY S10 OF THE PLANNING AND COMPENSATION ACT 1991)

Application No: DC/25/0767

1. Refusal

Horsham District Council by this notice **refuses** the application made under s191 of the Town and Country Planning Act 1990 (as amended) dated 23rd July 2025 (reference DC/25/0767) for the matters referred to in paragraph 2 in respect of the land described in paragraph 3 for the reasons set out in paragraph 4.

2. Matters

Application to confirm existing use of annex building as independent residential dwelling on a date four years previous (Lawful Development Certificate - Existing).

3. The land to which this refusal relates

Warrens View, Nowhurst Lane, Broadbridge Heath, West Sussex

4. Reason for refusing this application

1 It has not been demonstrated, on the balance of probability, that the building (outlined in red on the attached plan) has been used as an independent residential dwelling for a continuous period in excess of 4 years, as required for the grant of a Lawful Development Certificate (Existing).

5. Schedule of plans/documents

This decision is based on the following schedule of plans/documents:

Plan Type	Description	Drawing Number	Received Date
Location plan		NONE	08.05.2025
Supporting Document	Statutory Declaration	NONE	08.05.2025
Supporting Document	Council Tax Bill	NONE	08.05.2025

PLAN



Your right to appeal

Where your application to the Council has been refused or refused in part you may appeal under s195 of the Act to the Secretary of State for Communities and Local Government. Further details and appeal forms are available at **www.gov.uk/appeal-lawful-development-certificate-decision**.

Emma Parkes
Head of Development and Building Control

Date: 23/07/2025