Horsham District Council

# DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:
DISC/25/0377
45B Barleycroft, Cowfold, Horsham, West Sussex, RH13 8DP

DESCRIPTION:
Approval of details reserved by condition 9 and 11 to approved application DC/21/2584.

RELEVANT PLANNING HISTORY:

| | | |
|---|---|---|
| DC/21/2584 | Erection of a detached bungalow. | Application Permitted on 30.09.2022 |

PLANNING ASSESSMENT
Planning Application DC/21/2584 was granted consent on 30.09.2022. This permission was for the following:

**Erection of a detached bungalow.**

Consent is sought to discharge the details reserved by conditions 9 and 11: -

**Condition 9**:
***Pre-Occupation Condition****: No part of the development hereby permitted shall be occupied until details of secure and covered cycle parking facilities for the occupants of, and visitors to, the development have been submitted to and approved in writing by the Local Planning Authority. No dwelling hereby permitted shall be occupied or use hereby permitted commenced until the approved cycle parking facilities associated with that dwelling or use have been fully implemented and made available for use. The provision for cycle parking shall thereafter be retained for use at all times.*

*Reason: To ensure that there is adequate provision for the parking of cycles in accordance with Policy 40 of the Horsham District Planning Framework (2015).*

The above condition requires secure and covered cycle parking facilities for the occupants of and visitors to the development. The applicant has provided photographic evidence of the cycle parking storage in place, as well as a location plan which indicates the location of the storage facility along the north-west boundary. The cycle parking facility has been provided with the provision considered acceptable.

**Condition 11**:
***Pre-Occupation Condition****: No part of the development hereby permitted shall be occupied until a scheme for the provision of electrical vehicle charging points has been submitted to and approved in writing by the Local Planning Authority. The approved scheme shall be installed prior to first occupation of the development and shall thereafter remain as such.*

*Reason: To provide electric vehicle car charging space for the use in accordance with Policies 35 and 41 of the Horsham District Planning Framework (2015) and the WSCC Parking Standards (2019).*

The applicant has provided photographic evidence of the EV charging point in situ and indicated on the location plan that this is installed on the front elevation of the dwelling. The provision and submitted details are considered acceptable.

**Recommendation: Application Permitted**

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**Plans list for: DISC/25/0377**
(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 |
|---|---|---|---|
| Photos | Supporting photos | NONE | 25.11.2025 |
| Location plan | | NONE | 04.12.2025 |

**DELEGATED**

Authorising Officer sign/initial Guy Everest Date: 19.02.2026