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**NOTICE OF REFUSAL TO GRANT A LAWFUL USE OR DEVELOPMENT CERTIFICATE**

**TOWN & COUNTRY PLANNING ACT 1990: S192 (AS AMENDED BY S10 OF THE PLANNING  
AND COMPENSATION ACT 1991)**

**TOWN & COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER (ENGLAND)  
2015**

**Application No: DC/26/0608**

**1. Refusal**

Horsham District Council by this notice **refuses** the application made under s192 of the Town and Country Planning Act 1990 (as amended) dated 17th June 2026 (reference DC/26/0608) 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**

Erection of a single storey side extension (Lawful Development Certificate - Proposed).

**3. The land to which this refusal relates**

Fern Lodge Stane Street Codmore Hill West Sussex

**4. Reason for refusing this application**

- 1 The proposed single storey side extension would be constructed of proposed material including metal standing seam which is not an existing material on the main dwelling. As a result, the materials used in exterior work would not be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse. The proposal would therefore fail to accord with A.3(a) of Class A of Part 1 Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015, as amended.

**5. Schedule of plans/documents**

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

| Plan Type | Description | Drawing Number | Received Date |
|-----------|-------------|----------------|---------------|
|-----------|-------------|----------------|---------------|

|                       |                                                |        |            |
|-----------------------|------------------------------------------------|--------|------------|
| Location & Block plan | Location Plan & Proposed Block Plan            | GA0001 | 14.04.2026 |
| Floor plan            | Existing Ground Floor Plan                     | GA1001 | 14.04.2026 |
| Plans                 | Existing Roof Plan                             | GA1002 | 14.04.2026 |
| Elevation plan        | Existing Elevations - House                    | GA2001 | 14.04.2026 |
| Floor plan            | Proposed Ground Floor Plan - PD Side Extension | PS1010 | 14.04.2026 |
| Plans                 | Proposed Roof Plan - PD Side Extension         | PS1011 | 14.04.2026 |
| Elevation plan        | Proposed Elevations of PD Side Extension       | GA2010 | 14.04.2026 |
| Site plan             | Proposed Site Plan                             | GA0002 | 14.04.2026 |

### 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](http://www.gov.uk/appeal-lawful-development-certificate-decision)**.



Emma Parkes  
Head of Development and Building Control

Date: 17/06/2026