



Mr Benjamin Shaw
DWD
69 Carter Lane
London
EC4V 5EQ

Our ref: DISC/26/0152
Your ref: Cobwood Solar - Discharge of
Condition 13
Email: planning@horsham.gov.uk
Direct Line: 01403 215238
If Calling Please ask for: Nicola Pettifer
Date: 13th July 2026

Dear Sir/Madam,

**Town and Country Planning Act 1990 (as amended)
Town and Country Planning (Development Management Procedure England)
Order 2015**

**Application for Approval of Details Reserved by Condition 13 to approved application
DC/23/2172.**

Land at Cobwood Burnthouse Lane Cowfold West Sussex

The Authority has considered your application, and I can confirm that the submitted information is acceptable pursuant to the following condition(s):

13. **Pre-Commencement (Ground Level) Condition:** Notwithstanding the revised layout details shown on layout plan [LCS049 PLE-02 Rev 17], prior to the commencement of development within each parcel/zone as shown on Development Zone Plan DZ-2 Rev 11, the following details shall be submitted to and approved in writing by the Local Planning Authority:
- i. Detailed site plan showing final positions of panels and perimeter fencing to each parcel/zone, locations of DNO substations, inverters and customer switch gear units.
 - ii. Elevational details showing the heights of the panels in parcels/zones 7,10 and 11 shall include reference to associated datum points of public highways.
 - iii. details of the anti-glare tint and its durability and maintenance for the lifetime of the development.

The works shall be implemented and maintained in accordance with the approved details.

Reason: As this matter is fundamental to enable the Local Planning Authority to control the development in detail in the interests of amenity by endeavouring to achieve a development of visual quality in accordance with Policy 33 of the Horsham District Planning Framework (2015).

Date of approval - 13th July 2026

The development shall be implemented in accordance with the approved plans and details listed in the schedule below.

Schedule of plans/documents:

Plan Type	Description	Drawing Number	Received Date
Supporting Statement	Covering Letter	16365a	13.05.2026
Supporting Docs	Public Highway Datum Points	DZ 7	13.05.2026
Site plan	External Site Layout Plan	PLE-02 REV 17	13.05.2026
Plans	Access Track Cross Section	SD-06.2 REV 02	13.05.2026
Elevation plan	Inverter Elevations and Dimensions Plans	SD-08 REV 02	13.05.2026
Plans	Track Cross Section Standard Detail	SD-09.1 REV 01	13.05.2026
Plans	DNO Substation Plan	SD-14 REV 01	13.05.2026
Plans	Customer Substation Floor Plan	SD-15 REV 01	13.05.2026
Plans	Gateway Plan	SD-32 REV 04	13.05.2026
Plans	Solar Panel Elevation	SD-39.4 REV 01	13.05.2026
Plans	Customer Substation Elevations and Dimensions Plan	SD-44 REV 01	13.05.2026
Plans	DNO Substation Elevations and Dimensions Plan	SD-01 REV 02	13.05.2026
Plans	CCTV Post	SD-03 REV 01	13.05.2026
Plans	Deer Fence Plan	SD-07 REV 01	13.05.2026

This letter constitutes a legal document which should be regarded as an addendum to the original planning application.

If you have any queries or require further information, please do not hesitate to contact the Case Officer.

Yours faithfully



Emma Parkes
Head of Development and Building Control