Horsham District Council

Application for Approval of Details Reserved by Condition

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: 110

Suffix:

Property Name: Acacia House

Address Line 1: Manor Fields

Address Line 2:

Address Line 3: West Sussex

Town/city: Horsham

Postcode: RH13 6SG

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

Easting (x): 519387

Northing (y): 131437

Description:

Applicant Details

Name/Company

Title

Mr

First name

Shad

Surname

Khan

Company Name

Active Prospects

Address

Address line 1

1 Castlefield Court

Address line 2

Church Street

Address line 3

Town/City

Reigate

County

Country

Postcode

RH2 0AH

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

First name

Matthew

Surname

Russell

Company Name

AHP Architects & Surveyors

Address

Address line 1

18 St John's Hill

Address line 2

Address line 3

Town/City

Sevenoaks

County

Country

Postcode

TN13 3NP

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

Conversion of existing 8-bedroom detached dwelling into 4 No 1-bedroom self-contained flats for supported living for adults

Reference number

DC/23/0338

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

16/06/2023

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

Condition number(s)

4) Water Neutrality - Evidence of Fittings Installed and Water Calculation

Has the development already started?

- [x] Yes
- [ ] No

If Yes, please state when the development was started (date must be pre-application submission)

29/01/2024

Has the development been completed?

- [ ] Yes
- [x] No

Part Discharge of Conditions

Are you seeking to discharge only part of a condition?

- [ ] Yes
- [x] No

Discharge of Conditions

Please provide a full description and/or list of the materials/details that are being submitted for approval

Report containing Water Calculation and Details of Installed fittings

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [ ] The agent
- [x] The applicant
- [ ] Other person

Pre-application Advice

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

- [x] Yes
- [ ] No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

PE/22/0221

Date (must be pre-application submission)

01/02/2023

Details of the pre-application advice received

This site is considered to be in an appropriate location, within the Built-Up-Area, close to local amenities and services. The loss of one residential unit to create four assisted living flats is likely to be acceptable in principle and considered to be supported by HDPF policies 18 and 42.
Careful consideration should be given to trip rates that could be generated from the proposal and the number of car parking spaces required to be provided within the site boundaries. This will ensure there is no unacceptable impact on the amenity of nearby neighbours from the development.
It is recommended that a Full planning application is submitted which contains (as a minimum) the following documents:
- Location plan
- Existing and proposed floor plans and elevation plans
- A planning statement including detail on the use class of the proposed use and the number of residents and staff proposed
- A parking needs assessment setting out the requirements of the development
- Water Neutrality Statement

Declaration

I/We hereby apply for Approval of details reserved by a condition (discharge) 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

Adrian Clark

Date

03/07/2024