



Mr Tony Rogers
Tony Rogers Building Consultants
40 Dawn Crescent
Upper Beeding
BN44 3WH
United Kingdom

Oak House Worthing Road Dial Post Horsham
Change of use from ancillary accommodation to a holiday let.

Your application DC/21/1670 has now been determined and I enclose the decision notice. The decision notice contains important information. Please take a moment to read it as further action may be required.

Conditions

Before you start work, information must be submitted for any conditions that require discharge before development can begin. The decision notice will set out what information need to be sent.

Failure to discharge conditions before commencing development could result in the development being unlawful or enforcement action being taken. You can notify us of your intention to initiate development by completing a pre-commencement notification which will help us to monitor your development. There is no fee to use this service. To do this, or for further information about discharging planning conditions, visit us online at horsham.gov.uk/planning/discharging-a-planning-condition

Community Infrastructure Levy (CIL)

If this development is CIL liable, the requirements of CIL must be met before you start work. Failure to do so could result in additional financial penalties. For further information relating to CIL visit horsham.gov.uk/planning/planning-policy/community-infrastructure-levy/cil-charges-and-how-to-pay

If you have any questions about the decision notice, you can call us and speak to a member of the team on 01403 215187 between 9AM - 5PM, Monday to Friday.

If you are acting as the planning agent for this application, please ensure that the applicant is given a copy of the decision notice and this letter.

Yours Sincerely,
Development Management



Mr Tony Rogers
Tony Rogers Building Consultants
40 Dawn Crescent
Upper Beeding
BN44 3WH
United Kingdom

Application Number: DC/21/1670

TOWN AND COUNTRY PLANNING ACT, 1990 (as amended)
TOWN AND COUNTRY PLANNING (Development Management Procedure) (England) Order 2015

On behalf of: Mr S Weller

In pursuance of their powers under the above-mentioned Act and Order, the Council hereby notify you that they **PERMIT** the following development, that is to say:

Change of use from ancillary accommodation to a holiday let.

Oak House Worthing Road Dial Post Horsham

to be carried out in accordance with Application No. DC/21/1670 submitted to the Council on 19/07/2021 and subject to compliance with the plans/documents and conditions specified hereunder.

Emma Parkes
Head of Development and Building Control

Date: 07/03/2022

- 1 **Plans Condition:** The development hereby permitted shall be carried out in accordance with the approved plans listed in the schedule below.

SCHEDULE OF PLANS/DOCUMENTS

Plan Type	Description	Drawing Number	Received Date
Layout plan		14/992/04	01.02.2022
Elevation & Floor plan		14/992/03	19.07.2021
Location plan		NONE	19.07.2021
Block plan		NONE	19.07.2021
Design & Access Statement		NONE	19.07.2021

Reason: For the avoidance of doubt and in the interest of proper planning.

- 2 **Standard Time Condition:** The development hereby permitted shall begin before the expiration of three years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

- 3 **Regulatory Condition:** The holiday-let accommodation hereby permitted shall only be occupied/operated as holiday accommodation and shall not be occupied by an individual, family or group for more than 4 consecutive weeks in any 8 week period commencing with the first day of letting or by an individual, family or group for more than 4 weeks in any 26 week period commencing with the date of the first letting to their individual family or group.

Reason: The establishment of an additional independent unit of accommodation would give rise to an over-intensive use of the site and/or lead to an unsatisfactory relationship between independent units of living accommodation contrary to Policies 26, 28 and 33 of the Horsham District Planning Framework (2015).

- 4 **Regulatory Condition:** The accommodation hereby permitted shall, when occupied as holiday accommodation be managed in accordance with the following:
- i) The accommodation shall be occupied for holiday and short-term let purposes only;
 - ii) The accommodation shall not be occupied as an individuals, family's or group's sole, or main place of residence;
 - iii) The accommodation shall not be occupied by any individual, family or group for a period exceeding 28 days in any calendar year;
 - iv) The accommodation shall remain in the same ownership as and be managed by 'Oak House', as identified on the approved plans / site location plan;
 - v) The owners / operators shall maintain an up-to-date register of the names of all owners/occupiers of the accommodation on the site, and of their main home addresses, and shall make this information available to the Local Planning Authority upon request.

Reason: To maintain the availability of the site as short term holiday tourist accommodation in accordance with Policies 10, 11, 26 and 33 of the Horsham District Planning Framework (2015).

- 5 **Regulatory Condition:** No external lighting or floodlighting shall be installed other than with the permission of the Local Planning Authority by way of formal application.

Reason: In the interests of the amenities of the locality and in accordance with Policy 33 of the Horsham District Planning Framework (2015).

Note to Applicant

Statement pursuant to Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received, in order to be able to, where possible, grant permission.

ADDITIONAL INFORMATION

Planning Permission – Important Provisos

If planning permission has been granted, please note that your Notice of Decision refers only to consideration of your proposal under the Town and Country Planning Acts. It is not a building regulations approval and does not mean that you can disregard other Acts of Regulations, or avoid any other legal obligations. Some of these obligations, of particular relevance to your proposal are referred to elsewhere in this note. Before you proceed with your proposal you should ensure that a Building Control application is not required, or has been submitted. The Building Control Department can be contacted on 01403 215151.

If this permission relates to new dwellings, commercial premises or other buildings which will require a new postal address you should contact the Council's Street Naming & Numbering Department as soon as possible or before work commences on site. Further details are available on the Street Naming page on the Council's website or alternatively e-mail streetnaming@horsham.gov.uk or telephone 01403 215139.

It is the responsibility of the developer to provide bins for the development. If you are a developer and need to purchase bins, please email hop.oast.admin@horsham.gov.uk.

It must be stressed that the information included on this Notice of Decision may not include all your legal obligations, and it does not grant you rights to carry out works on or over lands, or to access land that is not within your control or ownership.

Amendments

Should alterations or amendments be required to the approved plans, it will be necessary to apply either under Section 96A of the Town and Country Planning Act 1990 for non material alterations, or under Section 73 of the Act for minor material alterations. An application must be made using the standard application form and you should consult with us, to establish the correct type of application to be made.

Monitoring

Horsham District Council monitors the implementation of planning permissions. Please be aware that monitoring officers may visit the application site at various stages of the development to ensure compliance with the approved plans and conditions.

Right of Appeals

If you are aggrieved by the decision to refuse permission for the proposed development or to grant it subject to conditions, then you can appeal to the Secretary of State under Section 78 of the Town and Country Planning Act 1990.

You must appeal within 12 weeks of the date of the decision notice for a householder application or 'minor commercial' (shop front) development, and within 6 months for other types of planning applications. There are different timescale – usually 28 days – if an enforcement notice is/has been served for the same (or very similar) land and development. Please note, only the applicant possesses the right of appeal.

Appeals can be made online at: <https://www.gov.uk/planning-inspectorate>. If you are unable to access the online appeal form, please contact the Planning Inspectorate to obtain a paper copy of the appeal form on tel: 0303 444 5000.

The Secretary of State can allow a longer period for giving notice of an appeal but will not normally be prepared to use this power unless there are special circumstances which excuse the delay in giving notice of appeal.

The Secretary of State need not consider an appeal if it seems to the Secretary of State that the local planning authority could not have granted planning permission for the proposed development or could not have granted it without the conditions they imposed, having regard to the statutory requirements, to the provisions of any development order and to any directions given under a development order.

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. Further details are at <https://www.gov.uk/government/collections/casework-dealt-with-by-inquiries>.



DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DC/21/1670

Oak House, Worthing Road, Dial Post, Horsham, West Sussex, RH13 8NQ

DESCRIPTION:

Change of use from ancillary accommodation to a holiday let.

RELEVANT PLANNING HISTORY:

DC/04/1853	Erection of an attached garage	Application Permitted on 12.10.2004
DC/07/1641	Additional vehicle crossover	Application Permitted on 12.09.2007
DC/07/2611	Retention of change of use from gym/playroom to ancillary accommodation	Application Permitted on 11.01.2008
DC/15/0347	Conversion of garage to a room and install room over with rear dormer	Application Permitted on 13.04.2015

SITE AND SURROUNDS

The application site is located outside of the built-up boundary, in the settlement of Dial Post. To the north of the site are open fields, with open land to the east across the Worthing Road. To the south and east are residential properties set within relatively large plots of land. There are at least eight Public Right of Way footpaths within 600m of the application site.

The application site itself is a detached residential property, set in a relatively large plot on the western side of Worthing Road. The plot extends approximately 50m from the Worthing Road and the building subject of this application is located along the rear (western) boundary of the site and is a single storey structure formed of brick elevations fitted with weatherboard, and a tiled, pitched roof with hipped sides.

DETAILED DESCRIPTION

This application seeks full planning permission to convert the existing building from ancillary accommodation to a holiday let. There is no proposed change to the internal layout which already provides a toilet, shower and kitchenette area.

RELEVANT PLANNING POLICIES

The National Planning Policy Framework (NPPF)

Horsham District Planning Framework (2015):

Policy 1 - Strategic Policy: Sustainable Development

Policy 2 - Strategic Policy: Strategic Development

Policy 3 - Strategic Policy: Development Hierarchy

Policy 7 - Strategic Policy: Economic Growth

Policy 10 - Rural Economic Development

Policy 11 - Tourism and Cultural Facilities

Policy 25 - Strategic Policy: The Natural Environment and Landscape Character
Policy 26 - Strategic Policy: Countryside Protection
Policy 31 - Green Infrastructure and Biodiversity
Policy 32 - Strategic Policy: The Quality of New Development
Policy 33 - Development Principles
Policy 35 - Strategic Policy: Climate Change
Policy 41 - Parking
Policy 42 - Strategic Policy: Inclusive Communities
Policy 43 - Community Facilities, Leisure and Recreation

West Grinstead Parish Neighbourhood Plan (2019-2031)

REPRESENTATIONS AND CONSULTATIONS RESPONSES

Where consultation responses have been summarised, it should be noted that Officers have had consideration of the full comments received, which are available to view on the public file at www.horsham.gov.uk

Consultations:

INTERNAL CONSULTATIONS

HDC Environmental Health: No comments

OUTSIDE AGENCIES

Natural England: Objection

It cannot be concluded that existing abstraction within the Sussex North Water Supply Zone is not having an adverse effect on the integrity of the Arun Valley SAC/SPA/Ramsar sites. Developments within Sussex North must therefore must not add to this impact and one way of achieving this is to demonstrate water neutrality. The definition of water neutrality is the use of water in the supply area before the development is the same or lower after the development is in place.

To achieve this Natural England is working in partnership with all the relevant authorities to secure water neutrality collectively through a water neutrality strategy. Whilst the strategy is evolving, Natural England advises that decisions on planning applications should await its completion. However, if there are applications which a planning authority deems critical to proceed in the absence of the strategy, then Natural England advises that any application needs to demonstrate water neutrality.

WSCC Highways: This application is for the change of use of annexe from ancillary accommodation to a holiday let. The site is located on Worthing Road, a C-classified road subject to national speed limit. The site is accessed via an existing in-out access arrangement which serves the existing dwelling and annexe. No alterations to the access or parking arrangements are proposed. There appears to be sufficient space on the site frontage of the host dwelling to accommodate the anticipated parking demand for the studio holiday let. The proposal is not anticipated to result in a material intensification of use of the site access. The LPA may wish to secure secure and covered cycle parking for the proposal to encourage sustainable transport methods.

Conclusion The LHA does not consider that this proposal would have an unacceptable impact on highway safety or result in 'severe' cumulative impacts on the operation of the highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 111), and that there are no transport grounds to resist the proposal. If the LPA are minded to approve the application, conditions securing car and cycle storage might be appropriate

Southern Water: Southern Water requires a formal application for any new connection to the public foul sewer to be made by the applicant or developer. The Council's Building Control officers or technical staff should be asked to comment on the adequacy of soakaways to dispose of surface water from the proposed development. It is possible that a sewer now deemed to be public could be crossing

the development site. Therefore, should any sewer be found during construction works, an investigation of the sewer will be required to ascertain its ownership before any further works commence on site.

Parish Comments:

The Parish Council has concerns as the original building was erected as a gym/playroom under permitted development. If the Council was minded to grant consent the Parish Council would want to see a condition imposed to ensure the building could not be occupied or sold independently from the main house.

Representations:

None received

EQUALITY AND HUMAN RIGHTS:

Under the Equality Act 2010, the Council has a legal duty to pay 'due regard' to the need to eliminate discrimination and promote equality, fostering good relations in respect of Race, Disability, Gender including gender reassignment, Age, Sexual Orientation, Pregnancy and maternity, Religion or belief. The Equality Act 2010 will form part of the planning assessment below.

Article 8 (Right to respect of a Private and Family Life) and Article 1 of the First Protocol (Protection of Property) of the Human Rights Act 1998 are relevant to this application.

Consideration of Human Rights and Equalities forms part of the planning assessment below.

PLANNING ASSESSMENT

Principle of Development:

Policy 11 of the Horsham District Planning Framework (HDPF) states that measures which promote tourism and enhance local cultural facilities, including recreation based rural diversification, will be encouraged. Any development should be of a scale and type appropriate to the location, and should increase the range, or improve the quality of accommodation, attraction and experiences, for tourists, day visitors, business visitors, and residents in the District. Support will particularly be given to proposals which: reinforce the local distinctiveness and improve existing facilities; focus major tourism and cultural facilities in Horsham town centre; seek to ensure that facilities are available within the towns and villages in the district and are in keeping with their relationship with the urban area and countryside around them; develop the opportunities associated with rural diversification and rural development initiatives, particularly when they assist farm diversification projects, benefit the local economy, or enable the retention of buildings contributing to the character of the countryside; and do not result in the loss of a cultural resource.

Policy 10 of the HDPF states that sustainable rural economic development and enterprise within the District will be encouraged in order to generate local employment opportunities and economic, social and environmental benefits for local communities. In the countryside, development which maintains the quality and character of the area, whilst sustaining its varied and productive social and economic activity will be supported in principle.

Any development should be appropriate to the countryside location and must: contribute to the diverse and sustainable farming enterprises within the District, or in the case of other countryside based enterprises and activities, contribute to the wider rural economy and/or promote recreation in, and the enjoyment of, the countryside; and either be contained wherever possible within suitably located buildings which are appropriate for conversion or, in the case of an established rural industrial estate, within the existing boundaries; or result in substantial environmental improvement and reduce the impact on the countryside particularly if there are exceptional cases where new or replacement buildings are involved.

Furthermore, Policy 26 of the HDPF states that outside built-up area boundaries, the rural character and undeveloped nature of the countryside will be protected against inappropriate development. Any proposal must be essential to its countryside location, and in addition meet one of the following criteria:

support the needs of agriculture or forestry; enable the extraction of minerals or the disposal of waste; provide for quiet informal recreational use; or enable the sustainable development of rural areas. In addition, proposals must be of a scale appropriate to its countryside character and location. Development will be considered acceptable where it does not lead, either individually or cumulatively, to a significant increase in the overall level of activity in the countryside, and protects, and/or conserves, and/or enhances, the key features and characteristics of the landscape character area in which it is located.

The application proposes use as a short-term holiday-let. Policy 11 of the HDPF encourages measures which promote tourism and requires, amongst other matters, that development be of a scale and type appropriate to the location. The proposal would make a modest contribution toward the provision of visitor accommodation within the District, and the proximity of the site to the footpath network may create a demand for the accommodation from tourists. It is considered that the proposal would align with Policy 11, subject to an appropriate condition to restrict holiday-use only.

The proposal would make use of an existing building and while the layout would provide all the facilities needed for independent living, the scale of the accommodation is modest, and the siting would utilise the existing access arrangements for the main dwelling with limited separation between the buildings.

In policy terms, it is considered that the principle of the proposal can be supported. The accommodation would make use of an existing building, providing for quiet informal recreational use. The site is well located for access to the Public Right of Ways and the South Downs National Park. The proposed use, the minimal nature of the conversion works and the scale of the accommodation, would not be expected to result in a significant increase in the level of activity in the countryside. The site has an established vehicular access and a suitable parking area. For the reasons outlined, the proposal is considered to accord with Policies 7, 10, 11 and 26 of the HDPF.

Design and Appearance:

Policies 25, 32 and 33 of the HDPF promote development that is of a high quality design, which is sympathetic to the character and distinctiveness of the site and surroundings. The landscape character of the area should be protected, conserved and enhanced, with proposals contributing to a sense of place through appropriate scale, massing and appearance.

The proposal seeks to change the use of an existing building to a 1-bed holiday-let. No external alterations will be required and the building is situated at the rear of the application site with limited views from the public realm.

Amenity Impacts:

Policy 33(2) of the HDPF states that development should consider the scale, massing and orientation between buildings, respecting the amenities and sensitivities of neighbouring properties. The proposal seeks to convert an existing ancillary building to a 1-bed holiday-let unit, with the building positioned at the rear of the application site, approximately 50m from the highway. Minimum distances of approximately 23m would be preserved between the application building and neighbouring residential properties.

While the proposal would increase the frequency of traffic movements and the general activity at the site, given the small scale of the building and the anticipated use, which would likely be similar in nature to the surrounding residential uses, it is not considered that the proposal would result in sufficient harm to neighbouring amenities to justify a reason for refusal. The proposals are therefore considered to be acceptable on amenity grounds, in accordance with HDPF Policy 33(2). It is noted that no representations have been received as part of the application process.

Highways Impacts:

Policy 41 of the HDPF promotes development that provides safe and adequate access, suitable for all users. The proposal would not alter access arrangements at the site, with the Highway Authority advising that there appears to be sufficient space on the site frontage of the host dwelling to accommodate the anticipated parking demand for a holiday let. The Highway Authority does not

consider that this proposal would have an unacceptable impact on highway safety or result in 'severe' cumulative impacts on the operation of the highway network, therefore is not contrary to the National Planning Policy Framework (paragraph 111), and that there are no transport grounds to resist the proposal.

It is therefore considered that a sufficient amount of parking would be provided, with no impact upon the function and safety of the highway network, in accordance with Policy 41 of the Horsham District Planning Framework (2015).

Water Neutrality

The application site falls within the Sussex North Water Supply Zone as defined by Natural England which draws its water supply from groundwater abstraction at Hardham. Natural England has issued a Position Statement for applications within the Sussex North Water Supply Zone which states that it cannot be concluded with the required degree of certainty that new development in this zone would not have an adverse effect on the integrity of the Arun Valley SAC, SPA and Ramsar sites.

Natural England advises that plans and projects affecting sites where an existing adverse effect is known will be required to demonstrate, with sufficient certainty, that they will not contribute further to an existing adverse effect. The received advice note advises that the matter of water neutrality should be addressed in assessments to agree and ensure that water use is offset for all new developments within the Sussex North Water Supply Zone.

The proposal falls within the Sussex North Water Supply Zone and would result in a greater level of water abstraction than the site presently generates. However, the application relates to residential development that already benefits from planning consent, granted in 2007 (before the Natural England Position Statement), and seeks to change the use of the building from ancillary use to holiday-let. There are no additional services being added to the building and any demand for water from the proposed use would be broadly consistent with its current use. The granting of this permission would not materially alter the quantum of development, nor cause any strain on local water resources over and above that of the current use. For this reason, the Local Planning Authority considers the proposal water neutral compared to the extant permission, and as such does not consider that the proposal would adversely affect the integrity of the Arun Valley SAC, SPA and Ramsar sites.

The grant of permission would not therefore run contrary to policy 31 of the HDPF, NPPF paragraph 180 or the Council's obligations under the Conservation of Habitats and Species Regulations 2017.

Other Matters:

The existing building has a lawful use as a residential annexe with the current application proposing no alterations to the configuration of the building. In planning terms the building has an existing residential use which would not necessitate any additional works in respect of fire safety / hydrants, which would be considered under the Building Regulations where relevant.

The outbuilding already benefits from a bathroom and toilet and there is no suggestion that changes to foul disposal would be necessary to facilitate the proposed use. An informative is recommended to advise of the need to contact the water utility company should further connections be needed. The proposal does not proposed any changes to the exterior of the building and the use would not be expected to result in any greater potential for surface water runoffs than are already present at the site.

Conclusions:

In policy terms it is considered that the principle of the proposal can be supported. The accommodation would provide for quiet informal recreational use while enabling a low-key form of sustainable development of the rural area. The site is well located for access to public footpaths and will make use of an existing building. The scale of the accommodation would not be expected to result in a significant increase in the level of activity in the countryside or have a significant impact on the landscape of the countryside due to the close proximity to the existing residential dwellings. The site has established

vehicular access and ample parking area. For the reasons outlined the proposal is considered to accord with Policies 7, 10, 11, 25 and 26 of the HDPF

Recommendation: Application Permitted

Conditions:

- 2 **Standard Time Condition:** The development hereby permitted shall begin before the expiration of three years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990.

- 3 **Regulatory Condition:** The holiday-let accommodation hereby permitted shall only be occupied/operated as holiday accommodation and shall not be occupied by an individual, family or group for more than 4 consecutive weeks in any 8 week period commencing with the first day of letting or by an individual, family or group for more than 4 weeks in any 26 week period commencing with the date of the first letting to their individual family or group.

Reason: The establishment of an additional independent unit of accommodation would give rise to an over-intensive use of the site and/or lead to an unsatisfactory relationship between independent units of living accommodation contrary to Policies 26, 28 and 33 of the Horsham District Planning Framework (2015).

- 4 **Regulatory Condition:** The accommodation hereby permitted shall, when occupied as holiday accommodation be managed in accordance with the following:

- i) The accommodation shall be occupied for holiday and short-term let purposes only;
- ii) The accommodation shall not be occupied as an individuals, family's or group's sole, or main place of residence;
- iii) The accommodation shall not be occupied by any individual, family or group for a period exceeding 28 days in any calendar year;
- iv) The accommodation shall remain in the same ownership as and be managed by 'Oak House', as identified on the approved plans / site location plan;
- v) The owners / operators shall maintain an up-to-date register of the names of all owners/occupiers of the accommodation on the site, and of their main home addresses, and shall make this information available to the Local Planning Authority upon request.

Reason: To maintain the availability of the site as short term holiday tourist accommodation in accordance with Policies 10, 11, 26 and 33 of the Horsham District Planning Framework (2015).

- 5 **Regulatory Condition:** No external lighting or floodlighting shall be installed other than with the permission of the Local Planning Authority by way of formal application.

Reason: In the interests of the amenities of the locality and in accordance with Policy 33 of the Horsham District Planning Framework (2015).

NOTE TO APPLICANT

Please note that Southern Water require a formal application for connection to the water supply in order to service this development. Please contact Southern Water, Sparrowgrove House, Sparrowgrove, Otterbourne, Hampshire (tel: 0330 303 0119) or www.southernwater.co.uk.

POSITIVE AND PROACTIVE STATEMENT

Statement pursuant to Article 35 of the Town and Country Planning (Development Management Procedure) (England) Order 2015. The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received, in order to be able to, where possible, grant permission.

Plans list for: DC/21/1670

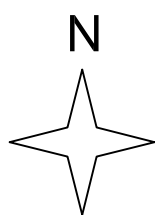
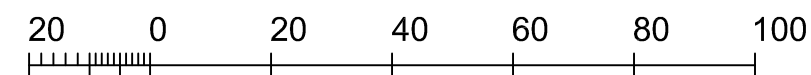
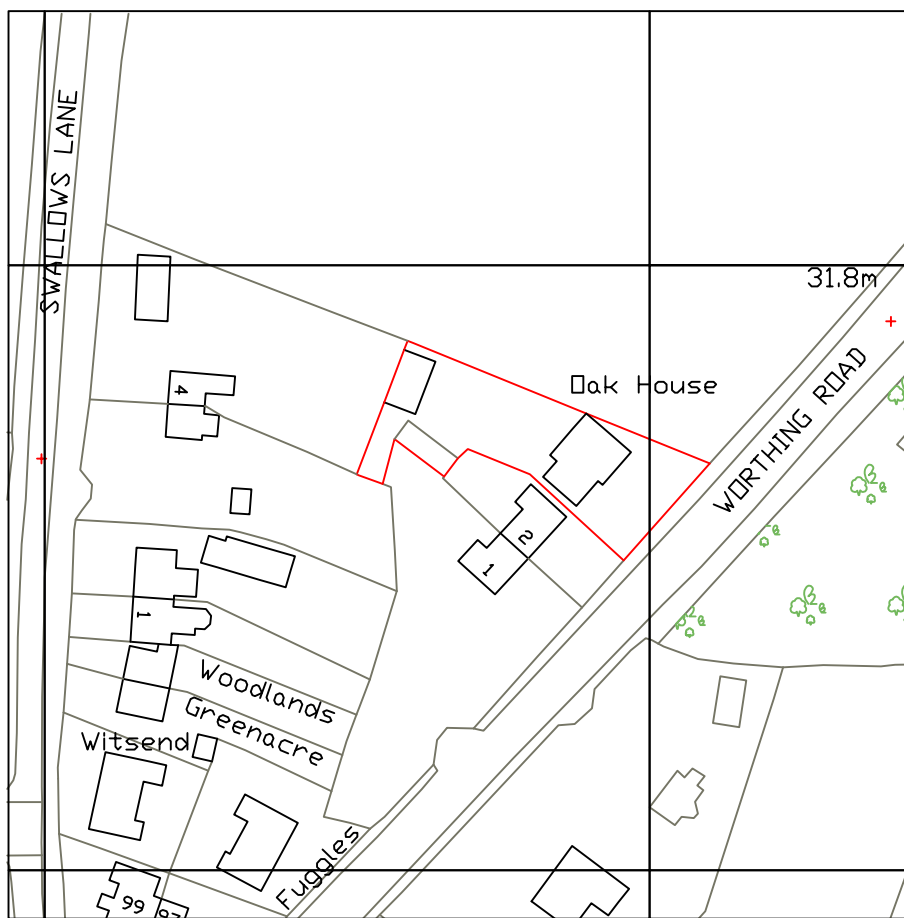
Schedule of plans/documents approved:

Plan Type	Description	Drawing Number	Received Date
Layout plan	Existing Floor and Elevation Plans	14/992/04	01.02.2022
Elevation & Floor plan	Proposed Plans and Elevations	14/992/03	19.07.2021
Location plan	Location Plan	NONE	19.07.2021
Block plan	Block Plan	NONE	19.07.2021
Design & Access Statement	Planning Design and Access Statement	NONE	19.07.2021

DELEGATED

Case Officer sign/initial Rob Leet Date: 04.03.2022

Authorising Officer sign/initial Oguzhan Denizer Date: 07/03/2022

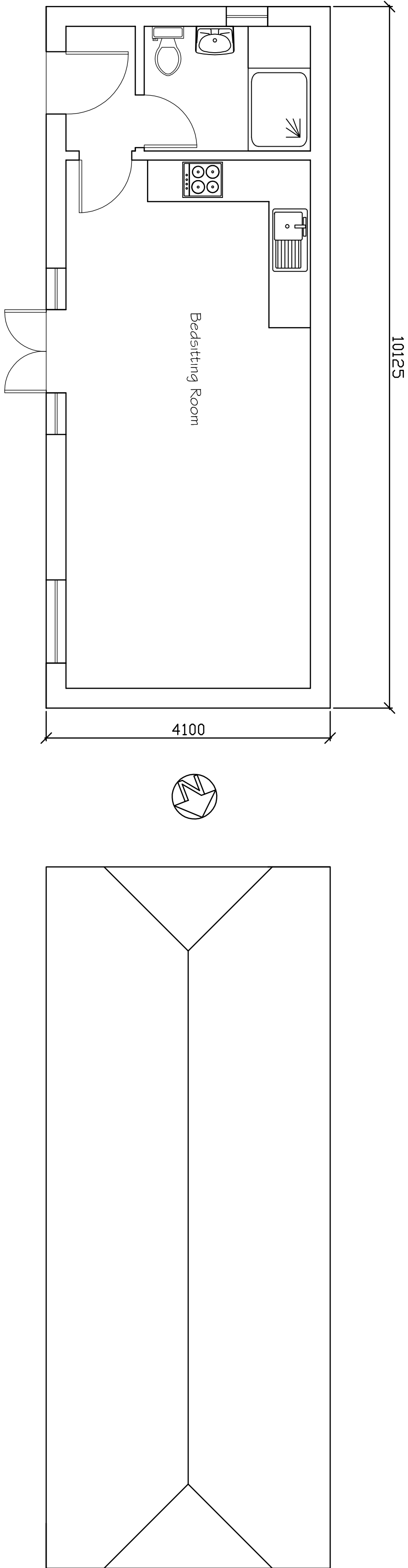


Metres
Oak House
Worthing Road
Dial Post
Site Plan 1:1250
A4 Paper

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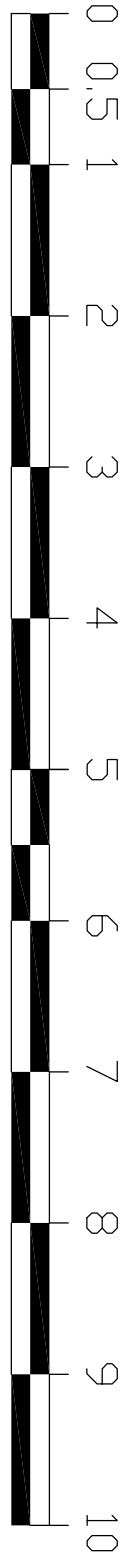
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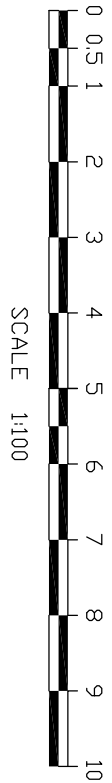


Ground Floor Plan

Roof Plan



SCALE 1:50



SCALE 1:100

Tony Rogers Building Consultants Address: 40 Dawn Crescent, Upper Beeding West Sussex, BN44 3WH Telephone: 01903 815225 Fax: 01903 815225	
Rev:	Revision Description:
Date:	
Client: Mr & Mrs S Weller	
Address: Oakhouse Worthing Road Dial Post West Sussex RH15 8NQ	
Project: Proposed change of use from ancillary accommodation to holiday let	
Scale:	1:50 1:100
Paper Size	A1
Date: June 2021	
Drawing No: 14/992/03	
Drawn By: AWR	Revision: