



DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DISC/26/0154

The Cabin, The Vineries Nurseries, Lambs Green, Rusper, Horsham, West Sussex, RH12 4RG

DESCRIPTION:

Application for Approval of Details Reserved by Condition 3 to approved application DC/25/1219.

RELEVANT PLANNING HISTORY:

DC/25/1442	Erection of a replacement (workshop) outbuilding.	Application Permitted on 05.12.2025
DC/25/1219	Erection of a replacement dwelling.	Application Permitted on 30.10.2025

PLANNING ASSESSMENT

Planning Application DC/25/1219 was granted consent on 30.10.2025 for: -

Erection of a replacement dwelling

Consent is sought to discharge the details reserved by condition 3: -

Pre-Commencement (Slab Level) Condition: No new-build development above ground floor slab level of any part of the development hereby permitted shall take place until a schedule of materials and finishes and colours to be used for external walls, windows and roofs of the approved building has been submitted to and approved by the Local Planning Authority in writing. All materials used in the construction of the development hereby permitted shall conform to those approved.

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 building of visual quality in accordance with Policy 33 of the Horsham District Planning Framework (2015).

The applicant has submitted a Covering letter in support of their application which details the materials as natural timber cladding above a brick plinth, dark grey/black window frames, gutter/soffit in black and the natural slate roof tiles. The descriptions of the materials are considered acceptable and reflective of the original permission and appropriate in this location. The details are therefore considered acceptable.

Recommendation: Application Permitted

Plans list for: DISC/26/0154

(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
Supporting Statement	Covering Letter	NONE	18.05.2026

DELEGATED

Case Officer sign/initial Hannah Darley Date: 14th September 2026

Authorising Officer sign/initial Guy Everest Date: 15.09.2026