



PHILIPS SURVEYORS

BUILDING SURVEYORS, DESIGNERS & CONSULTANTS

SITE:

**ST. JOHNS ROMAN CATHOLIC
PRIMARY SCHOOL,
BLACKBRIDGE LANE,
HORSHAM, WEST SUSSEX.
RH12 1RR**

PROJECT:

**REPLACEMENT OF MODULAR
CLASSROOM**

DOCUMENT REF:

2743/25/PLS

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PLANNING STATEMENT



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1.0 INTRODUCTION

- 1.1 This application refers to;
- Replacement of modular classroom
- 1.2 Please refer to and consider all application documents when reading this statement including; drawings, appendices and references.

2.0 SITE ASSESSMENT

Summary

- 2.1 The site – St. Johns Roman Catholic Primary School – is located to the west of Horsham town centre.



- 2.2 Approximate site boundary in context with the wider area [Google image]

Heritage & Conservation

- 2.3 The building is not listed, nor is it located in a locally designated Conservation Area.

3.0 PROPOSED DEVELOPMENT

- 3.1 The proposed development comprises the replacement of an existing modular classroom with a new purpose-built modular classroom facility.
- 3.2 The existing classroom has reached the end of its operational lifespan and is considered dilapidated and no longer fit for modern educational requirements.
- 3.3 The replacement classroom will provide a significantly improved learning environment for pupils and staff through enhanced building quality, thermal performance, accessibility, and overall functionality. The new facility will also incorporate a dedicated toilet provision within the classroom unit, improving convenience, safeguarding, and inclusivity for users.

Size, Layout & Appearance

- 3.4 The proposed replacement building has been designed to closely reflect the size, scale, layout, and general appearance of the existing modular classroom currently on site.
- 3.5 The overall footprint and positioning of the building will remain largely unchanged, ensuring that the proposal integrates seamlessly within the established school setting and does not materially alter the character or visual appearance of the site.
- 3.6 The principal variation from the existing arrangement is the inclusion of an internal toilet facility, which has been incorporated to meet modern educational and operational standards.
- 3.7 The proposal therefore represents a like-for-like educational replacement that will continue to support the operational needs of the school while delivering a substantially improved and fit-for-purpose educational facility in keeping with the existing use of the site.

4.0 PLANNING

Policy

- 4.1 The proposal accords with the objectives of the National Planning Policy Framework (NPPF), in particular the guidance contained within Section 8: Promoting Healthy and Safe Communities, which supports the retention and improvement of community facilities, including schools and educational infrastructure. The development will provide a modern, fit-for-purpose educational facility that supports the ongoing operational needs of the school and contributes positively towards the quality of educational provision within the local community.

Relevant planning history

- 4.2 An application currently exists on site – NC/24/0007. This was for the siting and use of the temporary classroom. The application was approved on the 1st March 2024.