Horsham District Council

DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:

DISC/25/0084
Lock House, Lock, Partridge Green, West Sussex, RH13 8EG

DESCRIPTION:

Approval of details reserved by conditions 2a(i), 2b, 2c and 2d to approved application DC/25/0038.

RELEVANT PLANNING HISTORY:

DC/25/0038	Conversion of a single dwelling into 3no. dwellings and conversion of the existing garage block with flat into single dwelling. (Listed Building Consent).	Application Permitted on 07.03.2025

PLANNING ASSESSMENT

Planning Application DC/25/0038 was granted consent on 07.03.2025. This permission was for the following:

Conversion of a single dwelling into 3no. dwellings and conversion of the existing garage block with flat into single dwelling. (Listed Building Consent).

Consent is sought to discharge the details reserved by condition 2: -

Pre-Commencement Condition*: No relevant works shall commence until the following details have been submitted to and approved in writing by the Local Planning Authority. The works must not be executed other than in complete accordance with these approved details:*

a) Drawings to a scale not smaller than 1:5 fully describing:

i) new/and/or/replacement windows, external doors, and new staircases.

These drawings must show:

- *materials*
- *decorative/protective finish*
- *cross section of frame, transom, mullions, glazing bars, etc*
- *formation of openings including reveals, heads, sills, arches, lintels, etc*
- *method of opening*
- *method of glazing*

b) Drawings to a scale not smaller than 1:20 showing internal drainage routes, noting all necessary cutting, chasing and other alteration to historic fabric.

c) Schedule identifying all doors, doorcases, windows, joinery, panelling, fireplaces and surrounds, decorative plasterwork and other architectural features that are to be altered, relocated, concealed or removed, fully describing the work proposed.

d) Specification and/or drawings fully describing method of incorporating thermal, fire and sound insulation, describing the affect on the appearance and fabric of historic and architectural features.

Reason: As this matter is fundamental to ensure that the significance of the designated heritage asset, and the character, appearance and integrity of the building, is not prejudiced, thereby preserving the special architectural or historic interest which it possesses, and to comply with Policy 34 of the Horsham District Planning Framework (2015).

Initial concerns were raised regarding the detail provided for the loggia. Following clarification of repair works to the loggia, the Design and Conservation Officer has raised no concerns with the details submitted to facilitate the conversion. The requirements of the condition have therefore been satisfied.

Recommendation: Application Permitted

NOTE TO APPLICANT
The Applicant is advised that the details submitted and approved include repair to the loggia. Should any additional works be required to this part of the building, the Applicant is advised to contact the Council to confirm whether Listed Building Consent would be required.

Plans list for: DISC/25/0084
Schedule of plans/documents **approved**:

Plan Type	Description	Drawing Number	Received Date
Plans	Proposed Front Door in East Flank Wall of House 1	NONE	12.03.2025
Plans	Proposed Front Door in North Wall of House 3	NONE	12.03.2025
Plans	Proposed First Floor Stair to House 1	NONE	12.03.2025
Plans	Proposed External Stair to House 1	NONE	12.03.2025
Plans	Proposed Window	NONE	12.03.2025
Plans	Thermal Fire and Sound Insulation	NONE	12.03.2025
Plans	Drainage Routes	NONE	12.03.2025
Supporting Statement	Email re. Loggia Repair received 15.07.2025	NONE	15.07.2025

DELEGATED

Case Officer sign/initial Tamara Dale Date: 16.07.2025

Authorising Officer sign/initial Guy Everest Date: 16.07.2025