Horsham District Council

DELEGATED APPLICATIONS - ASSESSMENT SHEET

APPLICATION NO./ADDRESS:
DISC/24/0029
Slaughterford Farm, Chapel Road, Barns Green, West Sussex,

DESCRIPTION:
Approval of details reserved by condition 4 to approved application DC/23/0242

RELEVANT PLANNING HISTORY:

DC/23/0242	Change of use of agricultural land for the exercising of dogs, including the installation of perimeter fence and pathway and associated parking (Retrospective)	Application Permitted on 14.12.2023
DISC/23/0232	Approval of details reserved by condition 4, 5, 6, 7 and 9 to approved application DC/22/1977	Application Permitted on 05.06.2024
DC/22/1977	Erection of an agricultural workers log cabin.	Application Permitted on 21.07.2023

PLANNING ASSESSMENT
Planning Application DC/23/0242 was granted consent on 14.12.2023. This permission was for the following:

'*Change of use of agricultural land for the exercising of dogs, including the installation of perimeter fence and pathway and associated parking (Retrospective).'*

Consent is sought to discharge the details reserved by condition 4.

Condition 4:
'**Regulatory Condition**: *Within three months of the date of this permission, a Biodiversity Enhancement Strategy for bespoke biodiversity enhancements, prepared by a suitably qualified ecologist in line with the recommendations of the Ecological Appraisal (Deepdene Ecology Ltd, September 2023), shall be submitted to and approved in writing by the Local Planning Authority. The content of the Biodiversity Enhancement Strategy shall include the following:*

a) Purpose and conservation objectives for the proposed enhancement measures;
b) detailed designs or product descriptions to achieve stated objectives;
c) locations, orientations and heights of proposed enhancement measures by appropriate maps and plans (where relevant);
d) persons responsible for implementing the enhancement measures; and
e) details of initial aftercare and long-term maintenance.
The works shall be implemented in accordance with the approved details shall be retained in that manner thereafter.

Reason: To enhance protected and Priority species & habitats and allow the Local Planning Authority to discharge its duties under the NPPF 2021 and s40 of the NERC Act 2006 (Priority habitats & species) and Policy 31 of the Horsham Development Framework.'

The application has been accompanied with a Biodiversity Enhancement strategy titled 'Biodiversity Enhancement Strategy Version 2' (Deepdene Ecology Ltd., February 2024). The details therein and measures outlined are acceptable. The Council's Ecologist has also been consulted during the course

of the application and has no objection to the details within the Biodiversity strategy. The requirements of the condition have been satisfied.

Recommendation: Application Permitted

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: DISC/24/0029

Schedule of plans/documents **not approved**:

Plan Type	Description	Drawing Number	Received Date
Supporting statement	BIODIVERSITY ENHANCEMENT STRATEGY		28.02.2024

DELEGATED

Case Officer sign/initial Hannah Darley Date: 05/06/2024

Authorising Officer sign/initial RHERMITAGE Date: 11.06.2024