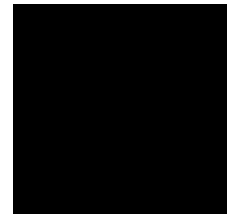


Horsham District Council  
Planning Department  
Parkside  
Chart Way  
Horsham  
West Sussex  
RH12 1RL



10<sup>th</sup> June 2026

Reference: Planning Permission DC/25/0755 – Section 73 Application for amendment to Condition 1 for the erection of a single storey outbuilding at The Granary, Nutbourne Lane, Nutbourne, Pulborough, RH20 2HS

Dear Planning Department,

This application has been submitted via the Planning Portal reference: PP-14989976.

**Section 73 Application for amendment to Condition 1 Planning Permission DC/25/0755**

I seek permission to move the location of the outbuilding within the site as per the revised Site Plan titled "Site Plan – The Granary, Outbuilding (Revised Location June 2026)"

The outbuilding is proposed to be located centrally between the east and west boundaries (approximately 7m+ either side) and will be moved further north into the site (approximately 13m-14m from the southern boundary).

The outbuilding appearance and design will remain the same as per the approved planning permission.

The hardstanding leading to the outbuilding will be increased in length in order to reach the proposed location.

The changes are required to facilitate the following:-

1. Landscaping around the outbuilding within the site
2. Drainage from the outbuilding to a soakaway
3. Improved fire safety
4. Preservation of tree line
5. Historic rural setting

I have outlined a brief explanation for the changes as follows:-

**1. Landscaping**

The outbuilding foundations will require excavations within the site to accommodate the gradual rise of the land (i.e. cutting into the northern slope). By moving the location of the outbuilding further east and north, this will allow landscaping to be graded over a wider area, allowing gentle slopes rather than steeper inclines surrounding the outbuilding.

## 2. Drainage

The construction of the drainage soakaway for the outbuilding requires sufficient space between the southern side of the outbuilding and the southern edge of the site. By moving the outbuilding further north and east, this will provide sufficient distances from the outbuilding to the soakaway.

## 3. Improved fire safety

Relocating the outbuilding further north and east will provide greater fire safety distances (in excess of 6m) from all boundaries to significantly reduce the risk of fire originating from and to adjacent boundaries and properties.

## 4. Preservation of tree line

Relocating the outbuilding to the proposed location will allow existing trees on the western boundary to remain unaffected by the construction, thereby preserving the tree line.

## 5. Historic rural setting

Relocating the outbuilding further into the site, will ensure it remains hidden from Nutbourne Lane and retains the historic rural setting associated with the surrounding historic properties (The Granary, Shepherds Thatch and The Stables).

## Conclusion

I trust this supporting letter and the associated documents are sufficient to support this request to modify the Section 73 Condition 1 requirements.

Should you have further questions or require further information to consider the Section 73 amendment please contact me on the details supplied.

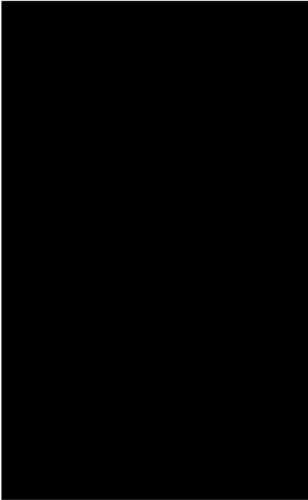
## Application Documents

The following table outlines documents supplied with the application:-

| Item                                                                                               | Comments                                                                                                                                                                                      |
|----------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Location plan (scale 1:1250) with the site outlined in red and land titles of The Granary in blue. | Attached. Please see document Location_Plan_The_Granary_Revised_Location_260610.pdf                                                                                                           |
| Site plan (scale 1:500) with the site outlined in red.                                             | Attached. Please see document Site_Plan_The_Granary_Revised_Location_260610.pdf                                                                                                               |
| <i>Sketch drawings showing details of the proposal and dimensions. This includes:</i>              |                                                                                                                                                                                               |
| Floor plans for each floor of the building                                                         | Attached. Please see documents Outbuilding_Design_250505.pdf which contains both the floor plans and exterior designs and elevations.                                                         |
| Elevations showing the relation to any adjacent buildings.                                         | There are no directly adjacent buildings as the site is an open space. Please refer to the Site Plan documents, site photos (page 3) and satellite image Google_Earth_WSX355764_20220323.png. |
| Position of access and/or existing access                                                          | Access is via the tarmac drive within The Granary. Please refer to the Site Plan and site                                                                                                     |

|                                                        |                                                                                                                                                  |
|--------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|
|                                                        | photos (page 3).                                                                                                                                 |
| Position of any trees that may or may not be affected. | Trees are located on the north-west boundary. Please refer to the site photos of 30 <sup>th</sup> January 2025 (page 3) and Site Plan documents. |

Best regards,



Enclosed files:

1. Outbuilding\_Design\_250505.pdf
2. Location\_Plan\_The\_Granary\_250505.pdf
3. Site\_Plan\_The\_Granary\_Revised\_260610.pdf
4. WSX355764\_20250130\_3.jpg
5. Google\_Earth\_WSX355764\_20220323.png