Horsham District Council

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NOTICE OF REFUSAL TO GRANT A LAWFUL USE OR DEVELOPMENT CERTIFICATE

TOWN & COUNTRY PLANNING ACT 1990: S191 (AS AMENDED BY S10 OF THE PLANNING AND COMPENSATION ACT 1991)

TOWN & COUNTRY PLANNING (GENERAL DEVELOPMENT PROCEDURE) ORDER (ENGLAND) 2015

Application No: DC/24/1343

1. Refusal

Horsham District Council by this notice **refuses** the application made under s191 of the Town and Country Planning Act 1990 (as amended) dated 29th October 2024 (reference DC/24/1343) for the matters referred to in paragraph 2 in respect of the land described in paragraph 3 for the reasons set out in paragraph 4.

2. Matters

Application to confirm that a material commencement has been carried out by virtue of the widening of the access in accordance with approved details plan and to confirm that the permission remains extant and has begun before the expiration of three years from the date of the DC/21/0255 permission (Lawful Development Certificate - Existing).

3. The land to which this refusal relates

Red Gables, Charlwood Road, Ifield, West Sussex

4. Reason for refusing this application

1 It has not been demonstrated on the balance of probability that a material operation has been carried out to commence development under planning permission reference DC/21/0255. It has not therefore been demonstrated that planning permission reference DC/21/0255 has been lawfully implemented and remains extant.

5. Schedule of plans/documents

This decision is based on the following schedule of plans/documents:

Plan Type	Description	Drawing Number	Received Date

Location plan		NONE	03.09.2024

Your right to appeal
Where your application to the Council has been refused or refused in part you may appeal under s195 of the Act to the Secretary of State for Communities and Local Government. Further details and appeal forms are available at **www.gov.uk/appeal-lawful-development-certificate-decision**.



Emma Parkes
Head of Development and Building Control

Date: 29/10/2024