

From: Laura Downs <Laura.Downs@naturespaceuk.com>
Sent: 17 June 2026 17:15:36 UTC+01:00
To: "Planning" <planning@horsham.gov.uk>
Subject: Fw: DC/26/0083 Sir Roberts Farm
Categories: Consultations

Good afternoon,

I have just sent the below email to Sophie however see that she is on leave for the next few days. Please could I ask for the below to be picked up and actioned if possible.

Many thanks for your help,

Laura Downs (*she/her*)
District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com

m: 07356 159774

w: www.naturespaceuk.com

Company operating hours: Monday to Thursday 09:00 - 17:00



From: Laura Downs <Laura.Downs@naturespaceuk.com>
Sent: Wednesday, June 17, 2026 16:52
To: Sophie.Moore <Sophie.Moore@horsham.gov.uk>
Subject: Re: DC/26/0083 Sir Roberts Farm

Hi Sophie,

I hope you are well?

I am looking to get the above development authorised shortly however I need to confirm that the applicant has submitted their District Licence certificate and impact plan into planning. Could I ask that these documents are made viewable on the planning portal please?

Best wishes,

Laura Downs (*she/her*)

District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com

m: 07356 159774

w: www.naturespaceuk.com

Company operating hours: Monday to Thursday 09:00 - 17:00



From: Sophie.Moore <Sophie.Moore@horsham.gov.uk>

Sent: 05 May 2026 16:19

To: Laura Downs <Laura.Downs@naturespaceuk.com>

Subject: RE: DC/26/0083 Sir Roberts Farm

External: This email is from an external source. Please exercise caution with attachments, links, or requests for information.

Hi Laura,

Thanks for coming back to me on this, the applicant submitted his certificate earlier today which is much appreciated. The application will be going to committee on 19th May 2026 so I will be able to let you know shortly after that if it has been permitted.

Kind regards,

Sophie Moore

Planning Officer

Telephone: 01403 21524

5

Email: Sophie.Moore@horsham.gov.uk



Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB

Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

Horsham District Council will only accept service of documents by email if they are sent to legal@horsham.gov.uk. Any documents sent to individual email addresses will not be accepted under any circumstances.

Communications received after 5pm will be regarded as being served on the next working day.
Please contact us in advance if your email, including any attachments, is going to exceed 30MB.

From: Laura Downs <Laura.Downs@naturespaceuk.com>

Sent: 05 May 2026 16:09

To: Sophie.Moore <Sophie.Moore@horsham.gov.uk>

Subject: Re: DC/26/0083 Sir Roberts Farm

Good afternoon Sophie,

The applicant for the above planning application has now received their NatureSpace documentation, **which they should be submitting in support of their application shortly.**

Should you be minded to approve planning for the above application there are mandatory conditions and informatives within the Certificate (on page 2) that must be used *in verbatim* on the decision notice. This is in order to comply specifically with conditions in the council's district licence.

If the district licence conditions are not used *in verbatim*, it could potentially lead to the LPA being unable to send out authorisation paperwork to the applicant on time and a decision notice needing to be reissued. If the authorisation has been issued to the applicant, then it could also mean that an administrative breach of the licence conditions has occurred.

For reference the District Licence conditions and informatives for this application are:

Planning condition: No development hereby permitted shall take place except in accordance with the terms and conditions of the Council's Organisational Licence (WML-OR177, or a 'Further Licence') and with the proposals detailed on plan "Sir Roberts Farm (Plots 1 and 4): Impact plan for great crested newt District Licensing (Version 1)", dated 5th May 2026.

Reason: In order to ensure that adverse impacts on great crested newts are adequately mitigated and to ensure that site works are delivered in full compliance with the organisational licence (WML-OR177, or a 'Further Licence'), section 15 of the National Planning Policy Framework, Circular 06/2005 and the Natural Environment and Rural Communities Act 2006.

Informative: It is recommended that the NatureSpace Best Practice Principles are taken into account and implemented where possible and appropriate.

Informative: It is essential to note that any works or activities whatsoever undertaken on site (including ground investigations, site preparatory works or ground clearance) prior to receipt of the written authorisation from the planning authority which permits the development to proceed under the District Licence (WML-OR177, or a 'Further Licence') are not licensed under the great crested newt District Licence. Any such works or activities have no legal protection under the great crested newt District Licence and if offences against great crested newt are thereby committed then criminal investigation and prosecution by the police may follow

Formal Authorisation for the site to act under the Council's District Licence can then be issued at determination or shortly after.

Do you anticipate this application to be determined soon? If possible, could you please inform me when a decision is made on this application so I can get the Authorisation Pack sent promptly to the applicant if you approve.

Please let me know if you have any questions at all or would like to discuss.

Best wishes,

Laura Downs (she/her)
District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com

m: 07356 159774

w: www.naturespaceuk.com

Company operating hours: Monday to Thursday 09:00 - 17:00



From: Sophie.Moore <Sophie.Moore@horsham.gov.uk>
Sent: 29 April 2026 10:35
To: Laura Downs <Laura.Downs@naturespaceuk.com>
Subject: RE: DC/26/0083 Sir Roberts Farm

External: This email is from an external source. Please exercise caution with attachments, links, or requests for information.

Morning Laura,

That's fab- thank you! Just to double check, do I need to consult you again for the conditions or will you send them through directly to me once everything has been reviewed?

Kind regards,

Sophie Moore
Planning Officer

Telephone: 01403 21524
5

Email: Sophie.Moore@horsham.gov.uk



Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB
Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

Horsham District Council will only accept service of documents by email if they are sent to legal@horsham.gov.uk. Any documents sent to individual email addresses will not be accepted under any circumstances.

Communications received after 5pm will be regarded as being served on the next working day.

Please contact us in advance if your email, including any attachments, is going to exceed 30MB.

From: Laura Downs <Laura.Downs@naturespaceuk.com>

Sent: 28 April 2026 16:07

To: Sophie.Moore <Sophie.Moore@horsham.gov.uk>

Subject: Re: DC/26/0083 Sir Roberts Farm

Good afternoon Sophie,

Thank you for getting in touch. I can now confirm we have received payment from the developer as well as their application documents, a member of our team is just checking this over to ensure we have everything we need to proceed. I will be back in touch once the documents have been sent out to outline the mandatory conditions for this case.

Please let me know if you have any questions,

Best wishes,

Laura Downs (*she/her*)

District Licensing Officer (Great Crested Newts) – West Sussex

NatureSpace Partnership

e: Laura.Downs@naturespaceuk.com

m: 07356 159774

w: www.naturespaceuk.com

Company operating hours: Monday to Thursday 09:00 - 17:00

From: Sophie.Moore <Sophie.Moore@horsham.gov.uk>
Sent: 28 April 2026 14:05
To: Laura Downs <Laura.Downs@naturespaceuk.com>
Subject: DC/26/0083 Sir Roberts Farm

External: This email is from an external source. Please exercise caution with attachments, links, or requests for information.

Hi Laura,

I have been speaking with an applicant regarding a GCN licence, and he has advised he has now applied and paid for the licence. Would you be able to confirm this for me?

Kind regards,

Sophie Moore
Planning Officer

Telephone: 01403 21524
5

Email: Sophie.Moore@horsham.gov.uk

Horsham District Council, Albery House, Springfield Road, Horsham, West Sussex RH12 2GB

Telephone: 01403 215100 (calls may be recorded) www.horsham.gov.uk Chief Executive: Jane Eaton

Horsham District Council will only accept service of documents by email if they are sent to legal@horsham.gov.uk. Any documents sent to individual email addresses will not be accepted under any circumstances.

Communications received after 5pm will be regarded as being served on the next working day.
Please contact us in advance if your email, including any attachments, is going to exceed 30MB.

Disclaimer

IMPORTANT NOTICE This e-mail might contain privileged and/or confidential information. If you have received this e-mail in error, please notify the sender and delete the e-mail immediately; you may not use or pass it to anyone else. Whilst every care has been taken to check this outgoing e-mail for viruses, it is your responsibility to carry out checks upon receipt. Horsham District Council does not accept liability for any damage caused. E-mail transmission cannot guarantee to be secure or error free. This e-mail does not create any legal relations, contractual or otherwise. Any views or opinions expressed are personal to the author and do not necessarily represent those of Horsham District Council. This Council does not accept liability for any unauthorised/unlawful statement made by an employee. Information in this e mail may be subject to public disclosure in accordance with the law. Horsham District Council cannot guarantee that it will not provide this e mail to a third party. The Council reserves the right to monitor e-mails in accordance with the law. If this e-mail message or any attachments are incomplete or unreadable, please telephone 01403 215100 or e-mail customer.services@horsham.gov.uk. Any reference to "e-mail" in this disclaimer includes any attachments.

This email has been scanned for viruses and malware, and may have been automatically archived by **Mimecast Ltd.**