Appeal 6012699

Submitted on 11 July 2026.

Before you start

Local planning authority	Horsham District Council
Appeal type	Full planning
Decision date	14 January 2026

Prepare appeal

Was the application made in your name?	Yes, the application was made in my name
Contact details	Hongwei Ren
What is your phone number?	[redacted]
What is the address of the appeal site?	Land To The South of Amberley Close Playing Fields Rowlands Road Horsham West Sussex RH124LH
What is the area of the appeal site?	525 m^2
Is the appeal site in a green belt?	No
Do you own all of the land involved in the appeal?	Yes
Is the appeal site part of an agricultural holding?	No
Access for inspection	No
Are there any health and safety issues on the appeal site?	No
What is the application reference number?	DC/25/1899
What date did you submit your application?	19 November 2025
Was your application for a major or minor development?	Minor development
Was your application about any of the following?	Dwellings

Enter the description of development that you submitted in your application	Erection of 1no single-storey detached self-build / custom-build dwelling with associated works.
Did the local planning authority change the description of development?	No
How would you prefer us to decide your appeal?	Written representations
Are there other appeals linked to your development?	No

Upload documents

Application form	Application form.pdf (/document/853fd31b-25bb-4b3a-9097-4c305840a89a)
Decision letter	Decision letter.pdf (/document/27c7e82b-c09c-4b11-8503-bb90dfc0bee1)
Do you plan to submit a planning obligation to support your appeal?	No
Did you submit a separate ownership certificate and agricultural land declaration with your application?	No
Appeal statement	STATEMENT OF CASE.pdf (/document/471d8106-5483-4338-a034-e3d4c8bb88d4)
Do you want to apply for an award of appeal costs?	No
Did you submit a design and access statement with your application?	No
Plans, drawings and supporting documents	BLOCK PLAN PBP REV A.PDF (/document/37f5acf4-988c-48f3-b34b-4b3cbffa9e99) PLANNING STATEMENT - APPENDIX A.pdf (/document/fbc98554-195a-48ec-8032-5210f339643e) PROPOSED ELEVATION PLAN PEV REV A.PDF (/document/f17785ad-dcea-463e-9ce0-5e3fecdfbc0a) PRELIMINARY ECOLOGICAL SCREENING REPORT.PDF (/document/4c215e83-29cd-4ec7-9829-7d812311298f) PROPOSED GROUND FLOOR AND ROOF PLANS PFP REV A.PDF (/document/05fe2e76-0374-4381-a19d-9f9c7e99034a) PLANNING STATEMENT - APPENDIX B.pdf (/document/6674dde2-5da1-47a1-af74-b10a12ebde19) LOCATION PLAN LOC REV A.PDF (/document/74526c3f-61bf-416c-bca2-

	bb637f3f6639) SELF BUILD AND CUSTOM BUILD EXEMPTION FROM GENERAL BIODIVERSITY GAIN CONDITION.PDF (/document/4e81bf5f-28af-402f-ba67-d1e791277759) PLANNING STATEMENT P-073.pdf (/document/5836e123-a520-446c-8ce0-e33fe0afd0af)
Do you have any new plans or drawings that support your appeal?	No
Do you have any other new documents that support your appeal?	Yes
Other new supporting documents	Land To The South of Amberley Close Playing Fields, Rowlands Road, Horsham, RH12 4LH.pdf (/document/d3a1199d-33c1-4994-a132-3f0e9a71e202) Land To The South of Amberley Close Playing Fields, Rowlands Road, Horsham, RH12 4LH Highway Boundary map 1.pdf (/document/579de9e5-68fc-4cff-93b9-4c358807913e) Land To The South of Amberley Close Playing Fields, Rowlands Road, Horsham, RH12 4LH Highway Boundary map 2.pdf (/document/ccd18322-70d3-4410-9d90-708ec95b2b10) WSCC Legal Services Response Confirmation of Highway Status and Stopping-Up Requirement.pdf (/document/7f40a615-1cfd-41ce-bbd2-94401c0b9524) ufm4_Pre-Application_Advice_letter.pdf (/document/f61304b2-5f63-4d63-ae2f-9a007a2a1e67)