Horsham District Council

Miss Grace Conway-Murray
Laister Planning Ltd
Oddfellows Hall
Ground Floor
London Road
Chipping Norton
OX7 5AR

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

TOWN AND COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND) ORDER 2015

CERTIFICATE OF LAWFUL USE OR DEVELOPMENT (EXISTING)

Application No: DC/26/1386

Horsham District Council hereby certifies that on the 28th August 2026 the use/operations/matter described in the First Schedule to this certificate in respect of the land specified in the Second Schedule to this certificate and edged in red on the plan attached to this certificate, was lawful within the meaning of section 191 of the Town and Country Planning Act 1990 as amended ("the Act") for the following reasons:

It has been demonstrated on the balance of probability that:

- the land shaded in green on the attached plan has been used for recreational fishing;
- the land shaded in orange on the attached plan has been used for the temporary siting of tents, touring caravans and motor homes (holiday use only) in the following numbers:
  - Ribbon and Sumners Park - 46 pitches + 1 Safari Tent + 6 Camping Pods
  - Rally Field - 61 pitches
  - Family Field - 10 pitches;
- the land shaded in blue has been used for the permanent siting of 29 caravans (touring and static - holiday use only); and
- the land shaded purple has been used for formalised dog walking,

for a continuous period in excess of 10 continuous years.

All other land that remains white within the red line boundary on the attached plan is deemed to comprise ancillary land that is not in use for either recreational fishing, camping, the stationing of static or touring caravans or formalised dog walking.

FIRST SCHEDULE

Application to confirm the continuous use of land as a mixed-use fishery, caravan and camping site and dog walking (Lawful Development Certificate - Existing) in the following manner.

- the land shaded in green on the attached plan for recreational fishing;

- the land shaded in orange on the attached plan for the temporary siting of tents, touring caravans and motor homes (holiday use only) in the following numbers:
  - Ribbon and Sumners Park - 46 pitches + 1 Safari Tent + 6 Camping Pods
  - Rally Field - 61 pitches
  - Family Field - 10 pitches;
- the land shaded in blue for the permanent siting of 29 caravans (touring and static - holiday use only);
- the land shaded purple for formalised dog walking; and
- all other land that remains white within the red line boundary on the attached plan as ancillary land that is not in use for either recreational fishing, camping, the stationing of static or touring caravans or formalised dog walking.

SECOND SCHEDULE

Sumners Pond Fishery And Campsite, Chapel Road, Barns Green, West Sussex

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	28.08.2026
Supporting Docs	Rally Field Layout	NONE	28.08.2026
Supporting Docs	Aerial Image (September 2014)	NONE	28.08.2026
Supporting Docs	Aerial Image (April 2015)	NONE	28.08.2026
Supporting Docs	Rally Field Photo (June 2015)	NONE	28.08.2026
Supporting Docs	Aerial Image (September 2015)	NONE	28.08.2026
Supporting Docs	Family Field Photo (June 2015)	NONE	28.08.2026
Supporting Docs	Family Field Photo (June 2016)	NONE	28.08.2026
Supporting Docs	Rally Field Images (June 2016)	NONE	28.08.2026
Supporting Docs	Aerial Imagine (August 2018)	NONE	28.08.2026
Supporting Docs	Betty's Lake Photo	NONE	28.08.2026
Supporting Docs	Aerial Image (April 2020)	NONE	28.08.2026
Supporting Docs	Aerial Image (May 2021)	NONE	28.08.2026
Supporting Docs	Aerial Imagine (April 2022)	NONE	28.08.2026
Supporting Docs	Image of Family Field	NONE	28.08.2026
Supporting Docs	Aerial Image (July 2022)	NONE	28.08.2026
Supporting Docs	Rally Field Layout (2022)	NONE	28.08.2026
Supporting Docs	Aerial Image (March 2025)	NONE	28.08.2026
Supporting Docs	Aerial Image (2025)	NONE	28.08.2026
Supporting Docs	Statutory Declaration	NONE	28.08.2026
Supporting Docs	Supporting Planning Statement	NONE	28.08.2026
Supporting Docs	Statement of Truth (1 of 6)	NONE	28.08.2026
Supporting Docs	Statement of Truth (2 of 6)	NONE	28.08.2026
Supporting Docs	Statement of Truth (3 of 6)	NONE	28.08.2026
Supporting Docs	Statement of Truth (4 of 6)	NONE	28.08.2026
Supporting Docs	Statement of Truth (5 of 6)	NONE	28.08.2026
Supporting Docs	2003 Brochure	NONE	28.08.2026
Supporting Docs	Statement of Truth (6 of 6)	NONE	28.08.2026

Supporting Docs	Sumners Ponds Site Plan	NONE	28.08.2026
Supporting Docs	Aerial Image from 2001	NONE	28.08.2026
Supporting Docs	Aerial Image from 2006	NONE	28.08.2026
Supporting Docs	Sumners Ponds Large Lake Camping Map (2006)	NONE	28.08.2026
Supporting Docs	Site Photos (2007)	NONE	28.08.2026
Supporting Docs	Caravan Club Rally Letter (18th November 2007)	NONE	28.08.2026
Supporting Docs	Sumners Ponds Map (2007)	NONE	28.08.2026
Supporting Docs	Visit Britain Photograph	NONE	28.08.2026
Supporting Docs	Site Map (2011)	NONE	28.08.2026
Supporting Docs	Ribbon Lake Photos (2011)	NONE	28.08.2026
Supporting Docs	Site Photos (2011)	NONE	28.08.2026
Supporting Docs	Aerial Image (2012)	NONE	28.08.2026
Supporting Docs	Plot Occupancy Data (2012)	NONE	28.08.2026
Supporting Docs	Aerial Image (September 2012)	NONE	28.08.2026
Supporting Docs	Aerial Image (June 2013)	NONE	28.08.2026
Supporting Docs	Aerial Image (August 2013)	NONE	28.08.2026
Supporting Docs	Rally Field Layout (2013)	NONE	28.08.2026
Supporting Docs	Rally Field Photo (June 2013)	NONE	28.08.2026
Supporting Docs	Family Field Photos (June 2013)	NONE	28.08.2026
Supporting Docs	Family Field Photos	NONE	28.08.2026

Additional notes

1. This certificate is issued solely for the purpose of s191 of the Act (as amended).

2. It certifies that the use/operations/matter specified in the First Schedule taking place on the land described in the Second Schedule was lawful, on the specified date and thus was not liable to enforcement action under Part 7 of the Act on that date.

3. This certificate applies only to the extent of the use/operations/matter described in the First Schedule and to the land described in the Second Schedule and identified on the attached plan. Any use/operations/matter which is materially different from that described or which relates to other land may render the owner or occupier liable to enforcement action.

4. The effect of the certificate is also qualified by s 192(4) of the Act which states that the lawfulness of a described use or operation is only conclusively presumed where there has been no material change, before the use is instituted or the operation begun, in any of the matters relevant to the determining of such lawfulness.



Emma Parkes
Head of Development and Building Control

Date: 16/11/2026

Appendix A – Site Use Plan (numbers refer to the number of pitches within each field)

