Horsham District Council

Soprat Samay
PS Designs Ltd
42 King Edward Close
Horsham
RH13 0LX

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/26/1511

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 18th November 2026 (reference DC/26/1511) 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 the continuous use of Bridge House Annexe as a self-contained independently occupied dwellinghouse (Lawful Development Certificate - Existing)

3. The land to which this refusal relates

Annexe Bridge House Copsale Road Copsale

4. Reason for refusing this application

1 It has not been demonstrated, on the balance of probability, that the annexe (as shown shaded in black on the attached plan) has been occupied as a separate and independent self-contained dwellinghouse continuously for a period in excess of ten years prior to the date of this application. The evidence indicates that the annexe has remained ancillary to the occupation of Bridge House and does not constitute a separate planning unit.

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	Location Plan	7800	07.09.2026
Elevation & Floor plan	Existing Plans and Elevation	A01 REV P1	07.09.2026
Location & Site plan	Site and Location Plans	A02 REV P1	07.09.2026

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: 18/11/2026

PLAN

