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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/26/0605

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 1st July 2026 (reference DC/26/0605) 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 lawful implementation of planning permission DC/23/1951 (Lawful Development Certificate - Existing).

3. The land to which this refusal relates

Star Farm Gay Street Lane North Heath West Sussex

4. Reason for refusing this application

- 1 It has not been demonstrated, on the balance of probabilities, that planning permission DC/23/1951 was lawfully implemented at the time of this application. Whilst the existing garage was demolished prior to the submission of this application, the demolition itself was not authorised as part of the planning permission, as it was not included within the description of the development. Therefore, the demolition falls outside the scope of the development as approved under planning reference DC/23/1951.

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	NONE	14.04.2026
Supporting Docs	Cover Letter	PD.4245/CW	14.04.2026
Photos		NONE	14.04.2026
Supporting Docs	DC/26/0605 Decision Notice	DC/23/1951	14.04.2026
Supporting Docs	DC/26/0605 Delegated Report	DC/23/1951	14.04.2026
Elevation & Floor plan	DC/26/0605 - Proposed Elevations, Floor & Roof Plan	SF/05/01A REV A	14.04.2026

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: 01/07/2026