

From: Emily Wade <Emily.Wade@midsussex.gov.uk>
Sent: 13 November 2025 15:48:40 UTC+00:00
To: "Stefan Galyas" <Stefan.Galyas@midsussex.gov.uk>
Subject: Shepherd's Farm, Turners Hill Road, Crawley Down DM/25/2481 and 2532

Hi Stefan

Comments on the above variation of condition and listed building consent applications.

The application site, Shepherds Farm, is a Grade II listed former farmhouse located in a semi-rural position outside Crawley Down. The building has a somewhat complex history, which belies the date given in the list description- internal inspection reveals a timber framed core orientated east-west and possibly dating (according to the submitted heritage statement) to the 15th or 16th centuries. Historical map regression and the external appearance of the house suggest that this east-west range was extended to the south in the early 19th century, and refronted, creating the superficially early 19th century building fronting onto Turners Hill Road which characterises the house today. Various other alterations have been made to the building over time, including a mid 20th century rear wing extending to the northeast which is the subject of the current proposals. The former farmstead to the farm, now a residential conversion in separate ownership, survives just to the east of the house.

Planning permission and listed building consent were granted in April 2025 the demolition and rebuild on an enlarged footprint of the existing single storey northeast addition to create a larger space for a kitchen- the existing kitchen elsewhere in the house would then be repurposed as a study. The current proposal is for a minor amendment to this scheme to allow an approved door to the extension to be replaced with a window. This amendment is not considered contentious.

The proposal is therefore considered to preserve the special interest of the listed building, meeting the requirements of District Plan Policy DP34 and the relevant paragraphs of the NPPF.

I would recommend conditions as applied to the original consent, except where these are superseded by additional information on the submitted plans.

Thanks,

Emily

Please note that this advice is given at Officer level only and is without prejudice to the formal decision of the District Council.

Submit your planning application online.
<http://www.planningportal.gov.uk>

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