



Council Offices, Church Walk, Clitheroe, Lancashire, BB7 2RA Tel: 01200 425111 www.ribblevalley.gov.uk

For office use only  
Application No: 320130541P  
Date received: 22-5-2013  
Fee paid £ 172 Receipt No: 18331

## Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting [www.planningportal.gov.uk/apply](http://www.planningportal.gov.uk/apply)

### Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Please complete using block capitals and black ink.

It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

### 1. Applicant Name and Address

Title: **MR** First name: **STEPHEN**  
Last name: **KNOTT**  
Company (optional):  
Unit: House number: House suffix:  
House name: **OAKLANDS**  
Address 1: **HIGHER COMMONS LANE**  
Address 2: **BALDERSTONE**  
Address 3:  
Town: **BLACKBURN**  
County: **LANCS**  
Country:  
Postcode: **BB2 7LR**

### 2. Agent Name and Address

Title: First name:  
Last name:  
Company (optional):  
Unit: House number: House suffix:  
House name:  
Address 1:  
Address 2:  
Address 3:  
Town:  
County:  
Country:  
Postcode:

### 3. Description of Proposed Works

Please describe the proposed works:

Remove existing conservatory to rear of property and build new living space extension to rear of property as drawing. Extend existing garage as per drawing. At a future date remove existing white uPVC windows and replace with brown uPVC to match existing door. Erect a garden shed to rear garden approximate size 4m x 3m. The whole roof area is to be renewed removing existing concrete tiles and replacing with grey slate.

### 3. Description of Proposed Works (continued)

320130541P

Has the work already started?

☐ Yes ☒ No

If Yes, please state when the work was started (DD/MM/YYYY):

(date must be pre-application submission)

Has the work already been completed?

☐ Yes ☐ No

If Yes, please state when the work was completed (DD/MM/YYYY):

(date must be pre-application submission)

### 4. Site Address Details

Please provide the full postal address of the application site.

Unit:

House

number:

House

suffix:

House  
name:

OAKLANDS

Address 1:

HIGHER COMMONS LANE

Address 2:

BALDERSTONE

Address 3:

Town:

BLACKBURN

County:

LANCS.

Postcode  
(optional):

BB2 7LR.

### 5. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access

proposed to or from the public highway?

☐ Yes ☒ No

Is a new or altered pedestrian access

proposed to or from the public highway?

☐ Yes ☒ NoDo the proposals require any diversions,  
extinguishments and/or creation of public  
rights of way?☐ Yes ☒ NoIf Yes to any questions, please show details on your plans or  
drawings and state the reference number(s) of the plan(s)/  
drawing(s):

### 6. Pre-application Advice

Has assistance or prior advice been sought from the local  
authority about this application?☒ Yes ☐ NoIf Yes, please complete the following information about the advice  
you were given. (This will help the authority to deal with this  
application more efficiently)Please tick if the full contact details are not  
known, and then complete as much possible:☐

Officer name:

MARK BALDRY

Reference:

RY/2013/ENQ/00068

Date (DD MM YYYY):

18/04/2013

(must be pre-application submission)

Details of the pre-application advice received:

MR Baldry felt "there was nothing  
within the submitted details to  
cause him concern". We have decided  
to submit a "Householder Planning  
Application" to cover any grey area of  
the extension i.e. Height/Projection etc.

### 7. Trees and Hedges

Are there any trees or hedges on your own  
property or on adjoining properties which  
are within falling distance of your proposed  
development?☐ Yes ☒ NoIf Yes, please mark their position on a scaled  
plan and state the reference number of any plans or drawings:Will any trees or hedges need  
to be removed or pruned in  
order to carry out your proposal?☐ Yes ☒ NoIf Yes, please show on your plans which trees by giving them  
numbers e.g. T1, T2 etc, state the reference number of the plan(s)/  
drawing(s) and indicate the scale.

### 8. Parking

Will the proposed works affect  
existing car parking arrangements?☐ Yes ☒ No

If Yes, please describe:

### 9. Authority Employee / Member

With respect to the Authority, I am:

(a) a member of staff

(b) an elected member

(c) related to a member of staff

(d) related to an elected member

Do any of these

statements apply to you?

☐ Yes ☒ No

If Yes, please provide details of the name, relationship and role

320130541P

**10. Materials**

If applicable, please state what materials are to be used externally. Include type, colour and name for each material:

|                                             | Existing<br>(where applicable) | Proposed                                                   | Not<br>applicable                   | Don't<br>Know                       |
|---------------------------------------------|--------------------------------|------------------------------------------------------------|-------------------------------------|-------------------------------------|
| Walls                                       |                                | Red Brick / Concrete Block<br>render. (White or cream)     | <input type="checkbox"/>            | <input type="checkbox"/>            |
| Roof                                        |                                | Slate                                                      | <input type="checkbox"/>            | <input type="checkbox"/>            |
| Windows                                     |                                | uPVC.                                                      | <input type="checkbox"/>            | <input type="checkbox"/>            |
| Doors                                       |                                | uPVC<br>(Garage door fibre glass)<br>Colour white or brown | <input type="checkbox"/>            | <input type="checkbox"/>            |
| Boundary treatments<br>(e.g. fences, walls) |                                |                                                            | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| Vehicle access and<br>hard-standing         |                                |                                                            | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
| Lighting                                    |                                |                                                            | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |
| Others<br>(please specify)                  |                                |                                                            | <input type="checkbox"/>            | <input type="checkbox"/>            |

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☒ Yes☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

EXISTING PLANS 001 002

PROPOSED PLANS 003 004 ATTACHED.

320130541P

**11. Ownership Certificates**

One Certificate A, B, C, or D, must be completed, together with the Agricultural Holdings Certificate with this application form

**CERTIFICATE OF OWNERSHIP - CERTIFICATE A**

**Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**  
I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which the application relates

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

22/05/2013

**CERTIFICATE OF OWNERSHIP - CERTIFICATE B**

**Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**  
I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which this application relates.

| Name of Owner | Address | Date Notice Served |
|---------------|---------|--------------------|
|               |         |                    |
|               |         |                    |
|               |         |                    |
|               |         |                    |
|               |         |                    |
|               |         |                    |

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

**CERTIFICATE OF OWNERSHIP - CERTIFICATE C**

**Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12**  
I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of the land or building, or of a part of it, but I have/ the applicant has been unable to do so.

The steps taken were:

| Name of Owner | Address | Date Notice Served |
|---------------|---------|--------------------|
|               |         |                    |
|               |         |                    |
|               |         |                    |
|               |         |                    |
|               |         |                    |

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

### 11. Ownership Certificates (continued)

320130541P

#### CERTIFICATE OF OWNERSHIP - CERTIFICATE D

Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

I certify/ The applicant certifies that:

- Certificate A cannot be issued for this application
- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

The steps taken were:

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Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

|  |
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On the following date (which must not be earlier than 21 days before the date of the application):

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Signed - Applicant:

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Or signed - Agent:

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Date (DD/MM/YYYY):

|  |
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### 12. Agricultural Land Declaration

#### AGRICULTURAL LAND DECLARATION

Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12  
Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of, an agricultural holding

Signed - Applicant:

|  |
|--|
|  |
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Or signed - Agent:

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|--|
|  |
|--|

Date (DD/MM/YYYY):

|            |
|------------|
| 21/05/2013 |
|------------|

(B) I have/ The applicant has given the requisite notice to every person other than myself/ the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below:

| Name of Tenant | Address | Date Notice Served |
|----------------|---------|--------------------|
|                |         |                    |
|                |         |                    |
|                |         |                    |
|                |         |                    |
|                |         |                    |

Signed - Applicant:

|  |
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|  |
|--|

Or signed - Agent:

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|  |
|--|

Date (DD/MM/YYYY):

|  |
|--|
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|--|

### 13. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

The original and 3 copies of a completed and dated application form: ☐

The original and 3 copies of a plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North: ☐

The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application: ☐

The original and 3 copies of a design and access statement if proposed works fall within a conservation area or World Heritage Site, or relate to a Listed Building: ☐

The correct fee: ☐

The original and 3 copies of the completed, dated Ownership Certificate (A, B, C or D - as applicable): ☐

The original and 3 copies of the completed, dated Article 12 Certificate (Agricultural Holdings): ☐

320130541P

#### 14. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information.

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

22/05/2013

(date cannot be pre-application)

#### 15. Applicant Contact Details

Telephone numbers

Country code: National number: Extension number:

Country code: Mobile number (optional):

Country code: Fax number (optional):

Email address (optional):

#### 16. Agent Contact Details

Telephone numbers

Country code: National number: Extension number:

Country code: Mobile number (optional):

Country code: Fax number (optional):

Email address (optional):

#### 17. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

☐ Yes

☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? (Please select only one)

☐ Agent

☒ Applicant

☐ Other (if different from the agent/applicant's details)

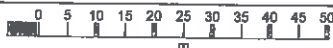
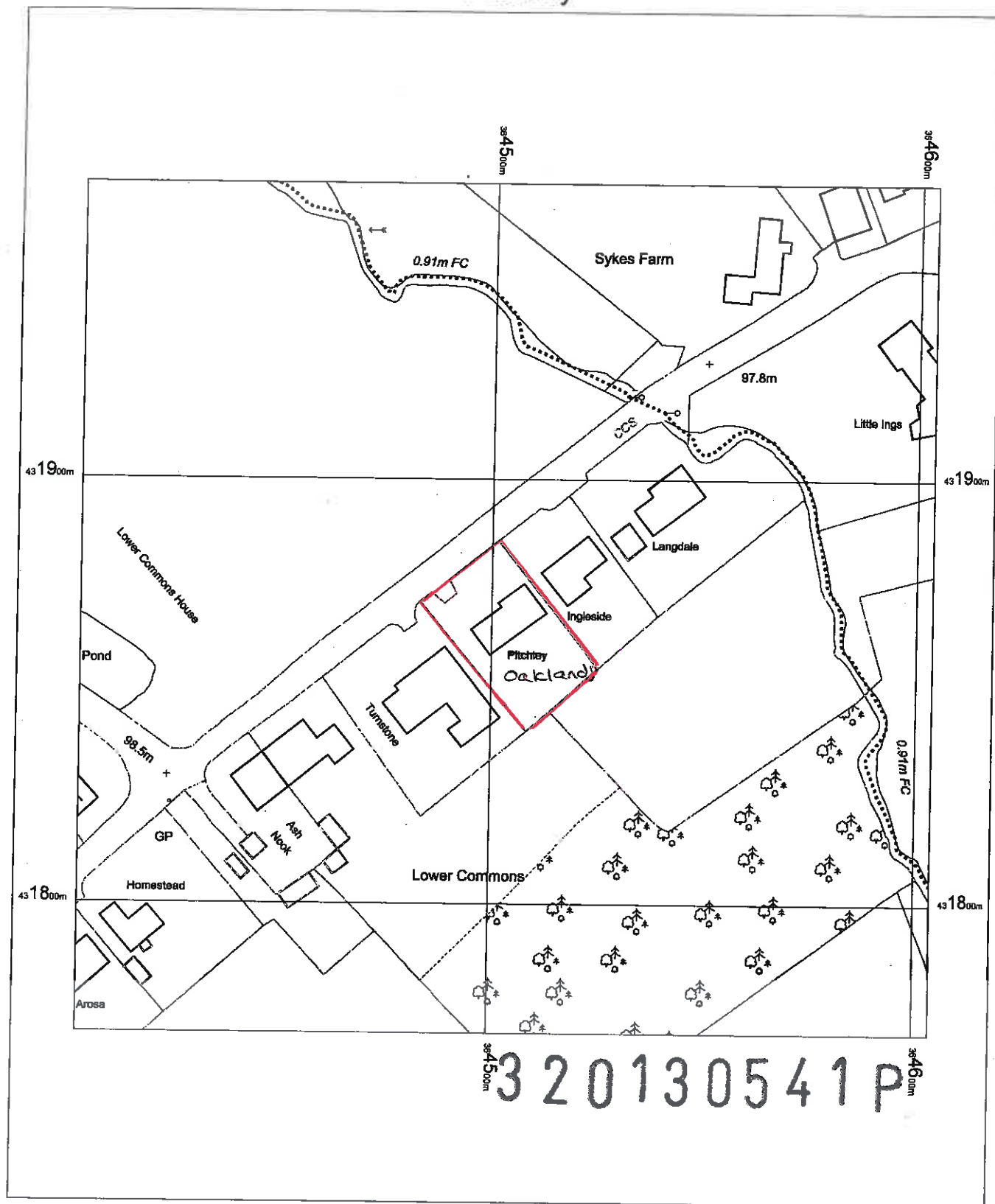
If Other is selected, please provide:

Contact name:

Telephone number:

Email address:

# Pitchley



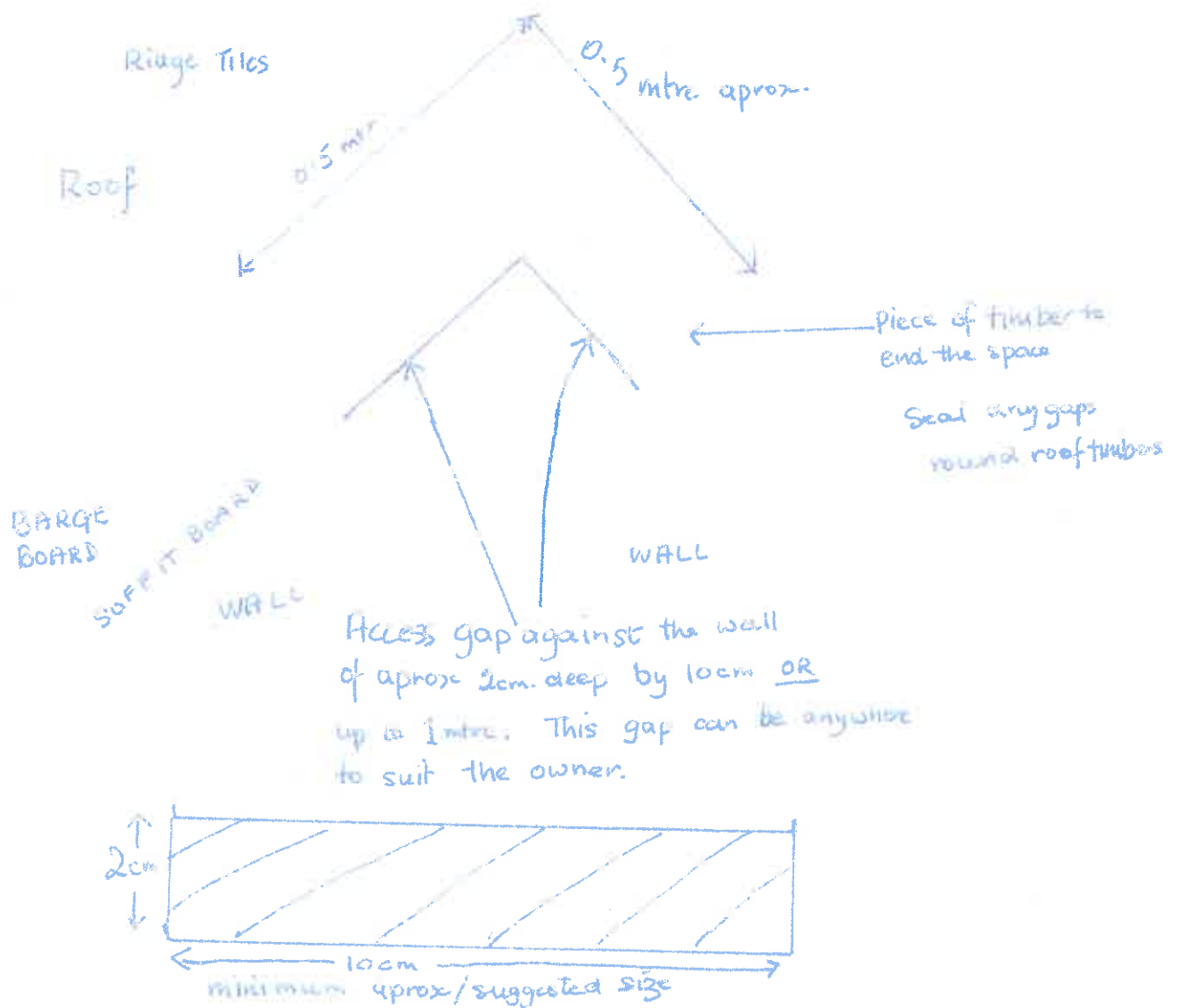
OS Mastermap  
04 April 2013, ID: BLJT-00219575  
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1:1250 scale print at A4, Centre: 364504 E, 431869 N

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## Diagram of new gable apex in the extension to the garage



The soffit board is best made of wood.

This can be covered in plastic or made to match the surrounding materials.

320130541P