

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

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.

1. Applicant Name, Address and Contact Details

Title:	Mrs	First Name:	Claire	Surname:	Johnson
Company name:					
Street address:	Mill Hey Croft, Sawley Road				
Town/City:	CHATBURN		Telephone number:		
Country:			Mobile number:		
Postcode:	BB7 4LD		Fax number:		
	Email address:				
Are you an agent acting on behalf of the applicant?			<input checked="" type="radio"/> Yes <input type="radio"/> No		

2. Agent Name, Address and Contact Details

Title:		First Name:	Ivan	Surname:	Wilson
Company name:	IWA Architects Ltd.				
Street address:	Waterloo Mill				
	Waterloo Road				
Town/City:	Clitheroe		Telephone number:	01200423487	
Country:	United Kingdom		Mobile number:		
Postcode:	BB7 1LR		Fax number:		
	Email address:				
	admin@iwarchitects.co.uk				

3. Description of Proposed Works

Please describe the proposed works:

Proposal to form Lounge extension to rear of existing dwelling at ground floor level, with external doors on to terrace; the land is lower at the back of the house and falls away, allowing for a Play Room to be created in a semi basement below, accessed via an internal staircase, with doors opening on to a patio area which slopes back up to the garden.
Existing rear parking area to be expanded to allow two cars to still be parked within the curtilage.

Has the work already been started without planning permission? Yes No

4. Site Address Details

Full postal address of the site (including full postcode where available)

Description:

House: Suffix:

House name:

Street address:

Town/City:

Postcode:

Description of location or a grid reference
(must be completed if postcode is not known):

Easting:

Northing:

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 No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

Yes No

6. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title: First name: Surname:

Reference:

Date (DD/MM/YYYY): (Must be pre-application submission)

Details of the pre-application advice received:

Planning permission (ref. 3/2016/1078) for a single storey extension, to the same footprint, had already been granted on 18th January 2017 and Pre-Application Advice was sought to allow a new application to be submitted, including the semi-basement in the scheme, which would not be visible from the neighbouring dwellings or the churchyard, due to the heights of the existing walls and fences.

The closing observations / conclusions were as follows:-

'In conclusion, the proposal would not result in any significant harm to the character and appearance of the existing dwelling or the surrounding area, nor will it cause any significant harm to the amenity of neighbouring properties.'

Please be advised that Lancashire County Council Highways department will no longer be supplying Pre-Application advice at this time and they are currently considering charging for such advice. If you require any additional information with regards to Highway issues, you will be expected to request this information through your own initiative and contact LCC direct for further advice.'

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 No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

Yes No

8. Parking

Will the proposed works affect existing car parking arrangements?

Yes No

If Yes, please describe:

The existing gravel parking area is to be enlarged, using some of the existing garden area. See drawing 2127.P.01c - Proposed Site Plan.

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

10. 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)

The agent The applicant Other person

11. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

Doors - description:

Description of *existing* materials and finishes:

Painted timber doors and frames, with glazing.

Description of *proposed* materials and finishes:

Mid-grey, colour coated, thermally broken aluminium framed, triple-glazed sliding folding patio doors, as elevations. Side access door to be hardwood, vertically boarded solid door with triple-glazed side panel, in mid-grey, colour coated, thermally broken aluminium frame.

Roof - description:

Description of *existing* materials and finishes:

Natural blue / grey slate.

Description of *proposed* materials and finishes:

Natural blue / grey slate, to match.

Vehicle Access - description:

Description of *existing* materials and finishes:

Loose gravel / stones to rear parking area.

Description of *proposed* materials and finishes:

Tarmac surface to new extent of parking area.

Walls - description:

Description of *existing* materials and finishes:

Regular coursed, random sized, reconstituted stone block walling, with contrasting reconstituted stone quoins, heads and cills.

Description of *proposed* materials and finishes:

Regular coursed, random sized, reconstituted stone block walling to ground floor level; through colour render finish to semi-basement level walls. Contrasting reconstituted stone heads and cills to new windows and doors, where indicated.

Windows - description:

Description of *existing* materials and finishes:

Painted, timber framed, double-glazed units.

Description of *proposed* materials and finishes:

Mid-grey, colour coated, thermally broken, aluminium framed, triple-glazed units.

OTHER - description:

Type of other material:

Rainwater Goods

11. Materials

Description of *existing* materials and finishes:

Black uPVC guttering and downpipes.

Description of *proposed* materials and finishes:

Black uPVC guttering and downpipes, to match.

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:

IWA Architects drawings:-
2127.OS.01 - Proposed OS Plan
2127.E.01 - Existing Site Plan
2127.E.02 - Existing Floor Plans
2127.E.03 - Existing Elevations
2127.P.01c - Proposed Site Plan
2127.P.02c - Proposed Plans
2127.P.03b - Proposed Elevations and Section

Heritage Statement / Visual Impact Assessment Mar 2017 - Rev B

12. Certificates (Certificate A)

Certificate of Ownership - Certificate A

Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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 to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding (*"agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act*).

Title: First name: Surname:

Person role: Declaration date: Declaration made

13. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.



Date