



For office use only

Application No.

Date received

Fee paid £

Receipt No:

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

## Householder Application for Planning Permission for works or extension to a dwelling

### Town and Country Planning Act 1990 (as amended)

#### 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.

### Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

1 Manor Row

Address Line 1

Manor Road

Address Line 2

Address Line 3

Lancashire

Town/city

Copster Green

Postcode

BB1 9EJ

Description of site location must be completed if postcode is not known:

Easting (x)

367637

Northing (y)

433842

Description

## Applicant Details

### Name/Company

Title

Mr & Mrs

First name

Surname

Nuttall

Company Name

### Address

Address line 1

1 Manor Row Manor Road

Address line 2

Address line 3

Lancashire

Town/City

Copster Green

Country

Postcode

BB1 9EJ

Are you an agent acting on behalf of the applicant?

Yes

No

### Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

## Agent Details

Name/Company

Title

First name

Surname

Company Name

## Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

## Contact Details

Primary number

Secondary number

Fax number

Email address

## Description of Proposed Works

Please describe the proposed works

Has the work already been started without consent?

Yes

No

## Materials

Does the proposed development require any materials to be used externally?

Yes

No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

**Type:**

Walls

**Existing materials and finishes:**

random natural stonework

**Proposed materials and finishes:**

random natural stonework

**Type:**

Roof

**Existing materials and finishes:**

natural slate

**Proposed materials and finishes:**

single ply roof membrane either GRP or rubberised

**Type:**

Windows

**Existing materials and finishes:**

upvc casement frames, fitted with double glazed units

**Proposed materials and finishes:**

upvc/powder coated aluminium casement frames, fitted with double glazed units

**Type:**

Doors

**Existing materials and finishes:**

upvc/composite casement frames and doors partially glazed

**Proposed materials and finishes:**

upvc/powder coated aluminium casement frames and doors fully glazed

**Type:**

Boundary treatments (e.g. fences, walls)

**Existing materials and finishes:**

not applicable

**Proposed materials and finishes:**

not applicable

**Type:**

Vehicle access and hard standing

**Existing materials and finishes:**

not applicable

**Proposed materials and finishes:**

not applicable

**Type:**

Lighting

**Existing materials and finishes:**

low wattage wall mounted fittings

**Proposed materials and finishes:**

low wattage wall mounted fittings

**Type:**

Other

**Other (please specify):**

fascia and rainwater goods

**Existing materials and finishes:**

timber/upvc fascia's fitted with upvc rainwater goods

**Proposed materials and finishes:**

upvc fascia and soffits, fitted with upvc rainwater goods

Are you supplying additional information on submitted plans, drawings or a design and access statement?

Yes

No

If Yes, please state references for the plans, drawings and/or design and access statement

2022-60-01 Existing Plans and Elevations  
2022-60-02.1 Proposed Floor and Roof Plans  
2022-60-02.2 Proposed Elevations and Section  
2022-60-02.3 Proposed Layout and Block Plan  
Supporting Information - Photographs  
Location Plan Scale 1:1250

## Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

Yes

No

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

Yes

No

## 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

## Parking

Will the proposed works affect existing car parking arrangements?

Yes

No

If Yes, please describe:

whilst the hardstanding patio area directly behind the rear of the property, which it is proposed to build the extension on is used for some off-street parking, there is also land to the back of the property which is used for parking

## 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?

The agent

The applicant

Other person

## Pre-application Advice

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

Yes

No

## Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

(a) a member of staff

(b) an elected member

(c) related to a member of staff

(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

Yes

No

## Ownership Certificates and Agricultural Land Declaration

### Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- Yes  
 No

Is any of the land to which the application relates part of an Agricultural Holding?

- Yes  
 No

### Certificate Of Ownership - Certificate A

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\* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding\*\*

\* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

\*\* "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

**NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.**

Person Role

- The Applicant  
 The Agent

Title

Mr & Mrs

First Name

Surname

Nuttall

Declaration Date

02/11/2022

Declaration made

### Declaration

I / We hereby apply for Householder planning permission as described in this form and 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 persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Rob Sherwood

Date

02/11/2022