



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

Application for Listed Building Consent for alterations, extension or demolition of a listed building

Planning (Listed Buildings and Conservation Areas 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

12

Suffix

Property Name

Address Line 1

Higher Road

Address Line 2

Address Line 3

Lancashire

Town/city

Longridge

Postcode

PR3 3SX

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

Easting (x)

360805

Northing (y)

437359

Description

Applicant Details

Name/Company

Title

Mrs

First name

Jane

Surname

Newton

Company Name

Address

Address line 1

12 Higher Road

Address line 2

Longridge

Address line 3

Town/City

Preston

County

Country

United Kingdom

Postcode

PR3 3SX

Are you an agent acting on behalf of the applicant?

- ☐ Yes
☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

This application is to replace all the windows at the property. This in total will be two front windows (ground floor living room and upstairs bedroom) and three rear windows (ground floor small kitchen, upstairs bathroom and bedroom), on this terraced house. All the existing windows have rotten wood or failed double glazing units. The front windows and one small rear window are timber framed and the remaining two rear windows are UPVC. All the existing windows are double glazed. The current windows are not Sash but more modern top opening widows, which are completely out of character for this property. None of the existing windows on this property have any architectural or historical significance. The property is Georgian and is grade II listed for historical significance and sits within a row which are all listed. The majority of houses in the row having timber double glazed sash windows. This application seeks permission to remove all the windows and replace them with windows that befit the period of this historical house. The new windows will be timber sliding sash windows and the small rear window will be a flush timber casement window, due to its small size. The windows will all be made from hard wood, which will be painted and colour matched to Farrow and Ball Ammonite (a delicate pale grey). All the windows will be double glazed, as they are now. There will be no loss of structure or fabric to the building, apart from the window panes and frame. The surrounding sandstone will remain intact. The small casement window will not have any opening, which replicates the existing window. All the proposed new sash windows will slide open at the top and bottom and have a hidden spring mechanism. The rear bathroom window will have privacy glass covering the lower half of the window, as does the existing window. This proposal will restore the property, as near as possible, to the original appearance and functionality of the windows, thus enhancing the property and row of houses.

Has the development or work already been started without consent?

- ☐ Yes
☒ No

Listed Building Grading

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

- ☐ Don't know
☐ Grade I
☐ Grade II*
☒ Grade II

Is it an ecclesiastical building?

- ☐ Don't know
☐ Yes
☒ No

Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building?

- ☐ Yes
☒ No

Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

- ☐ Yes
☒ No

Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

- ☐ Yes
☒ No

Listed Building Alterations

Do the proposed works include alterations to a listed building?

- ☐ Yes
☒ No

Materials

Does the proposed development require any materials to be used?

- ☒ Yes
☐ No

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

Type:

Windows

Existing materials and finishes:

The two front windows (ground floor living room and upstairs bedroom) are made from hardwood and are painted. They are double glazed with failed units. The small rear ground floor window (kitchen) is hardwood, double glazed and painted. The rear two upstairs windows (bedroom and bathroom) are white UPVC and double glazed with failed units. The bottom section of the bathroom window has obscured glass for privacy.

Proposed materials and finishes:

The new windows will all be Meranti hardwood with the sash windows having a hidden spring mechanism, for ease of opening and safety. The windows will be painted with micro-porous paint treatment, which will be colour matched to Farrow and Ball paint in the colour Ammonite. The windows will all be double glazed. The bathroom window will have Canterbury etched glass in the bottom half section.

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

JEAN-01 diagram of horizontal cross section of slim sash window
JEAN-02 diagram of vertical cross section of slim sash window
JEAN-03 drawings of all 5 proposed windows showing dimensions and description
JEAN-04 front photograph showing windows at property
JEAN-05 rear photograph showing windows at property
JEAN-06 Design and Access statement for property

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

- ☒ Yes
☐ No

If Yes, please provide details

Neighbour directly opposite and to one side have been spoken with about the new windows proposal and are in support.

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

Certificates under Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990

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

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 (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.

Person Role

- ☒ The Applicant
☐ The Agent

Title

Mrs

First Name

Jane

Surname

Newton

Declaration Date

27/01/2024

☒ Declaration made

Declaration

I/We hereby apply for Listed building consent as described in the questions answered, details provided, 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.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Jane Newton

Date

29/01/2024