



For assistance with completing this form contact:

The Planning Service
3 Knowsley Place, Duke Street, Bury BL9 0EJ

Phone: 0161 253 5432 Email: development.control@bury.gov.uk

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. Site Address

Number	19
Suffix	
Property name	
Address line 1	Tor Avenue
Address line 2	
Address line 3	
Town/city	Tottington
Postcode	BL8 4HG

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

Easting (x)	377860
Northing (y)	414599

Description	
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2. Applicant Details

Title	Miss
First name	Rachel
Surname	Baldwin
Company name	RALA
Address line 1	11 Hackford Close
Address line 2	
Address line 3	
Town/city	Bury
Country	

2. Applicant Details

Postcode

BL8 1XP

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

Title

Miss

First name

Rachel

Surname

Baldwin

Company name

Address line 1

95

Address line 2

Bolton Road West

Address line 3

Town/city

Ramsbottom

Country

Postcode

BL0 9NU

Primary number

Secondary number

Fax number

Email

4. Description of Proposed Works

Please describe the proposed works:

Demolition of existing garage & rear projecting elevation to be replaced with two storey extension at side & rear
External landscaping works to front driveway & rear garden

Has the work already been started without consent?

☐ Yes ☒ No

5. 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):

Walls

Description of existing materials and finishes (optional):

Red brickwork with projecting header course with stone render

5. Materials

Description of proposed materials and finishes:	Red brickwork to match existing with projecting header course Light render in champagne - K Rend or equivalent
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Roof	
Description of existing materials and finishes (optional):	Red Clay roof Tiles
Description of proposed materials and finishes:	Cottage red clay roof tiles

Windows	
Description of existing materials and finishes (optional):	White uPVC windows
Description of proposed materials and finishes:	White uPVC double glazed windows with clear glazing to follow existing windows style to front Sprayed uPVC double glazed windows with clear glazing to rear & side in Anthracite Grey

Doors	
Description of existing materials and finishes (optional):	White uPVC Front & Rear door Timber garage & greenhouse doors
Description of proposed materials and finishes:	New solidor conway door in Painswick (RAL 7038) with sidelights shaped to fit within existing arched frame

Boundary treatments (e.g. fences, walls)	
Description of existing materials and finishes (optional):	Low level red brick with red brick pillars
Description of proposed materials and finishes:	Red brick wall to match existing built up to 600mm

Vehicle access and hard standing	
Description of existing materials and finishes (optional):	Sloped driveway to existing garage
Description of proposed materials and finishes:	Levelled front driveway to form retaining structure in front of entrance

Other Rear Garden	
Description of existing materials and finishes (optional):	Gradual slope towards property
Description of proposed materials and finishes:	Levelled c. 5m from rear of property to create level terrace & improving garden drainage

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

TOR-RALA-ZZ-XX-DR-A-(PL)-0000_00 - Site Location Plan and Site Plan
TOR-RALA-ZZ-XX-DR-A-(PL)-0001_P01 - Existing Plans and Elevations
TOR-RALA-ZZ-XX-DR-A-(PL)-0002_P02 - Proposed Plans
TOR-RALA-ZZ-XX-DR-A-(PL)-0003_P00 - Proposed Side Elevations
TOR-RALA-ZZ-XX-DR-A-(PL)-0015_P01 - Demolition Plans
TOR-RALA-ZZ-XX-DR-A-(PL)-0022_P01 - Landscaped Ground Floor Site Plan
RALA Design and Access Statement_19 Tor Avenue_Low Res

6. 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

7. 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

If Yes to any questions, please show details on your plans or drawings and state their reference numbers:

TOR-RALA-ZZ-XX-DR-A-(PL)-0022_P01 - Landscaped Ground Floor Site Plan

8. Parking

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

9. 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

10. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? ☐ Yes ☒ No

11. 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. ☐ Yes ☒ No

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?

12. Ownership Certificates and Agricultural Land Declaration

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* 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.

12. Ownership Certificates and Agricultural Land Declaration

Person role

- ☒ The applicant
- ☐ The agent

Title	Mr
First name	Oliver
Surname	Harrison
Declaration date (DD/MM/YYYY)	07/01/2022

☒ 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 (cannot be pre-application)	07/01/2022
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