



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 (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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)	Northing (y)
377664	414801

Description

Applicant Details

Name/Company

Title

Mr

First name

Graeme

Surname

Ellis

Company Name

Address

Address line 1

431 Holcombe Road

Address line 2

Address line 3

Bury

Town/City

Tottington

Country

United Kingdom

Postcode

BL8 4HB

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

***** REDACTED *****

Description of Proposed Works

Please describe the proposed works

Single storey side extension and first floor dormer extensions to a detached property

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:
Stone Cladding Render Dark Red Brick Timber framed windows & doors - dark brown White roller garage door Concrete Roof Tiles Clay Tiles to Dormers Clear glazed roof-light in anthracite grey Black rainwater goods & black fascias

Proposed materials and finishes:
Light render - K Rend or equivalent Single cambered grey clay roof tiles Painswick uPVC timber effect windows - clear glazing Painswick uPVC timber effect windows - obscure glazing Painswick uPVC timber effect french doors - clear glazing New composite front door in Painswick (RAL 7038) New composite swing opening garage doors in Painswick (RAL 7038) Black rainwater goods & white fascias Clear glazed roof-light in anthracite grey Timber window to match existing - obscure glazing Dark red brick to match existing where applicable

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

HLR-RALA-XX-XX-DR-A-(PL)-0000_P00 - Site Location Plan & Block Plan
HLR-RALA-XX-XX-DR-A-(PL)-0001_P00 - Existing Plans
HLR-RALA-XX-XX-DR-A-(PL)-0002_P01 - Proposed Plans & Elevations
HLR-RALA-XX-XX-DR-A-(PL)-0003_P01 - Proposed Elevations
HLR-RALA-XX-XX-DR-A-(PL)-0004_P00 - Landscaped Ground Floor Site Plan - Proposed
HLR-RALA-XX-XX-DR-A-(PL)-0006_P00 - Proposed Plans - Demolitions
RALA Design & Access Statement_P01 - Design & Access Statement

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

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

HLR-RALA-XX-XX-DR-A-(PL)-0004_P00 - Landscaped Ground Floor Site Plan - Proposed

Parking

Will the proposed works affect existing car parking arrangements?

- ☒ Yes
☐ No

If Yes, please describe:

The proposed development does not in any way alter the existing motorised transport access arrangements to the site. The front driveway is retained & access enlarged with an additional parking space provided on an extension of the existing driveway to the front of the property.

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

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

PP-08924285

Date (must be pre-application submission)

19/06/2020

Details of the pre-application advice received

A summary of the comments are below:

First floor elements front and rear are OK - pitch of the roof needs to match the existing pitch (reflected in updated sketch - right)

4.5m projection is the maximum likely acceptable - this needs to be justified in any application/design statement

Streetscape section required

These comments have been addressed:

Roof pitch follows existing angle

Maximum 4.5m projection from existing facade

Sections and further imagery to support the application have been added in Chapter 4

Hedging is proposed against the roadside to enhance privacy

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

Miss

First Name

Rachel

Surname

Baldwin

Declaration Date

18/08/2022

☒ 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 options 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

Rachel Baldwin

Date

24/08/2022