

FOR OFFICE USE ONLY

Fee Submitted £	Date
Receipt No.	Issued Attached
Fee Required £	Date
CLG	Fee Cat

An application to determine if prior approval is required for a proposed:

Change of Use from Offices (Class B1(a)) to Dwellinghouses (Class C3).

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) -
Schedule 2, Part 3, Class O

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	20
Suffix	
Property name	Parsons House
Address line 1	Parsons Road
Address line 2	Parsons
Address line 3	
Town/city	Washington
Postcode	NE37 1EZ

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

Easting (x)	429488
Northing (y)	557298

Description

2. Applicant Details

Title	C/O PADD Limited
First name	CO
Surname	C/O PADD Limited
Company name	JT Consultancy Limited
Address line 1	Parsons House, 20, Parsons Road
Address line 2	Parsons
Address line 3	

2. Applicant Details

Town/city	Washington
Country	
Postcode	NE37 1EZ
Are you an agent acting on behalf of the applicant?	
Primary number	
Secondary number	
Fax number	
Email address	

☒ Yes ☐ No

3. Agent Details

Title	Mrs
First name	Sarah
Surname	Halliday
Company name	PADD LIMITED
Address line 1	PADD LIMITED
Address line 2	CALLS WHARF
Address line 3	2 THE CALLS
Town/city	LEEDS
Country	1
Postcode	LS2 7JU
Primary number	
Secondary number	
Fax number	
Email	

4. Eligibility

Was the building in use on 29 May 2013 (or when last in use before that date) as an Office (Use Class B1(a))?

☒ Yes ☐ No

Is any part of the land, site or building:

- in a safety hazard area;
- in a military explosives storage area;
- a scheduled monument (or the site contains one);
- a listed building (or within the curtilage of a listed building)

☐ Yes ☒ No

5. Description of Proposed Works, Impacts and Risks

Please describe the proposed development, including (from 1 August 2020) details on the provision of adequate natural light in all habitable rooms of the dwellinghouses

Prior approval of a proposed change of a building from Office Use (Use Class B1) to a use falling within Use Class C3 (Dwellinghouse). Ground to Fourth floor including 40 apartments.

5. Description of Proposed Works, Impacts and Risks

What will be the net increase in dwellinghouses?
This figure should be the number of dwellinghouses proposed by the development that is additional to the number of dwellinghouses on the site immediately prior to the development.

40

Please provide details of any transport and highways impacts and how these will be mitigated:

The existing site has parking provision for 72 cars, and is located in a sustainable location.

Please provide details of any contamination risks and how these will be mitigated:

N/A.

Please provide details of any flooding risks and how these will be mitigated.

A flood risk assessment should accompany the application where the site:

- is in Flood Zones 2 or 3; or
- is in an area with critical drainage problems (such areas will have been notified to the Local Planning Authority by the Environment Agency).

Check if your site location is in Flood Zone 2 or 3 online.

Check with your Local Planning Authority to see if your site is in an area with critical drainage problems.

The site is located in Flood Zone 1. Please refer to the attached documents.

Please provide details of the impacts of noise from commercial premises on the intended occupiers of the development and how this will be mitigated.

Note that 'commercial premises' means any premises normally used for the purpose of any commercial or industrial undertaking which existed on the date of this application including any licensed premises or any other place of public entertainment.

Refer and read in conjunction with the noise report. ENS report.

6. Declaration

I/we hereby apply for prior approval 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)

02/02/2021