



Application for listed building consent for alterations, extension or demolition of a listed building.

Planning (Listed Buildings and Conservation Areas) 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	3
Suffix	
Property name	Cheltenham Labour Hall
Address line 1	Royal Crescent
Address line 2	
Address line 3	
Town/city	Cheltenham
Postcode	GL50 3DA

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

Easting (x)	394696
Northing (y)	222420

Description

2. Applicant Details

Title	Mrs
First name	Claire
Surname	McGovern
Company name	
Address line 1	3
Address line 2	Keynsham Street
Address line 3	
Town/city	Cheltenham

2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="GL52 6EJ"/>
Are you an agent acting on behalf of the applicant?	<input type="radio"/> Yes <input checked="" type="radio"/> No
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email address	<input type="text"/>

3. Agent Details

No Agent details were submitted for this application

4. Description of Proposed Works

Please describe details of the proposed development or works including details of proposals to alter, extend or demolish the listed building(s):

The property has been subject to severe roof damage over the years to the rear of the property. Various attempts have been made to patch the roof up, but these have failed over the years, as you know these buildings move considerably and cracks have appeared, caused the roof to leak in to the building below. Due to this, there is no operative smoke alarm system in the area where water has entered in to the building which is caused a sever safety issue.

As the roof is to the rear and is not a frontal aspect, plus due to the fact that the roof is in severe disrepair, we would like to ask that we can continue with the repair of this roof as a matter of urgency, I have discussed this with a builder/roofer, who will repair the roof with a long term solution, the material we have been quoted for are:-

EPDM (rubber roof)

If we leave this much longer, it will cause more significant damage to the roof and internal parts.

Has the development or work already been started without consent? Yes No

5. 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

6. Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building? Yes No

7. Related Proposals

Are there any current applications, previous proposals or demolitions for the site? Yes No

8. Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building? Yes No

9. Listed Building Alterations

Do the proposed works include alterations to a listed building?

Yes No

10. 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

Please add materials by using the dropdown list to select the type, clicking 'Add' and entering all the details in the popup box

Type	Existing materials and finishes	Proposed materials and finishes
External Walls	Not Known	EPDM (rubber roof)

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

Yes No

11. Neighbour and Community Consultation

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

Yes No

12. 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

If Other has been selected, please provide contact details:

Contact name:

Title	<input type="text" value="Mrs"/>
First name	<input type="text"/>
Surname	<input type="text"/>
Telephone number	<input type="text"/>
Email address	<input type="text"/>

13. 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	<input type="text" value="Mr"/>
First name	<input type="text"/>
Surname	<input type="text"/>
Reference	<input type="text" value="n/a"/>

Date (Must be pre-application submission)

13. Pre-application Advice

29/03/2021

Details of the pre-application advice received

It is a legal requirement under the Planning (Listed Building and Conservation Area) Act 1990 (the Act) to obtain a listed building consent for works that affect the special interest of a listed building. There are no exceptions to this but the Act does address the issue of urgent works. Under section 9(3) of the Act in any proceedings it is a defence to prove: (a) that works to the building were urgently necessary in the interests of safety or health or for the preservation of the building; (b) that it was not practicable to secure safety or health or, as the case may be, the preservation of the building by works of repair or works for affording temporary support or shelter; (c) that the works carried out were limited to the minimum measures immediately necessary; and (d) that notice in writing justifying in detail the carrying out of the works was given to the local planning authority as soon as reasonably practicable.

In my opinion, as submitted the information does not provide the defence of urgency. I cannot therefore advise implementation prior to the granting of Listed Building Consent. It is advised if urgency is to be argued the criteria set out in the Act need to be addressed. Please note I am happy to consider any additional information that addresses the criteria set out in the Act you might want to put forward.

In any case a Listed Building Consent application will be required. An application needs to be submitted as soon as possible. Details of how to submit an application, guidance and validation criteria are available on the planning pages of the Council web site.

14. 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?

15. Certificates

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

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

First name

Surname

Declaration date (DD/MM/YYYY)

Declaration made

16. 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)