



Bletsoes
Oakleigh House
High Street
Thrapston
NN14 4LJ

Ask for:	Erika Davies
Telephone:	01832 742207
Planning Services	01832 742073
Our Ref:	NE/21/00732/FUL
Your Ref:	
Date:	10 May 2021

Dear Sir or Madam

TOWN AND COUNTRY PLANNING ACT 1990

Proposal : **Erection of residential dwelling (Revised submission to 20/01358/FUL) at Grange Farm Church Road Hargrave Wellingborough Northamptonshire NN9 6BQ .**

I refer to the above application received on **30 April 2021** but have to advise you that it is **INVALID/INCOMPLETE**. In order to enable further progress to be made, please supply the following:

1. Please confirm in writing that you are happy with the amended description as given above. This amendment is suggested as descriptions for applications need to be clear, concise and precise.

2. Whilst it is possible to provide an amended red line for the means of access, the legislation states that this must include "no other land except land included solely for the purpose of providing a different means of access". From the red line Plan provided it would appear that the proposed red line is different to that for the previous application as land on the western boundary has been included. For this reason a fee of £462.00 will be required. Please make arrangements for this payment to be made as soon as possible. You can pay on our main council website, from the "Pay for something" section

<https://ip.e-paycapita.com/AIP/itemSelectionPage.do?link=showItemSelectionPage&siteId=083&languageCode=EN&source=AIP> please choose the "All other Council Bills" section - Development Control option.

Alternatively, you can pay by contacting our Customer Contact Services Team on 01832 742000. I would advise you, to check with them for confirmation of payment in the form of a cheque.

3. Thank you for the location plan submitted with your application, unfortunately it does not fully accord with our local requirements because the proposed widened access to highway has not been included on the red line. As per our local requirements the red line must also include the land required for access to the site from the public highway. Please provide an amended location plan.

4. Thank you for the site plan submitted with your application, unfortunately it does not fully accord with our local requirements because only part of the proposed site is shown. As per our local requirements the site plan (to a scale of 1:200 or 1:500 although other scales may be more appropriate for larger sites) should show your proposals for on-site access, parking, and turning arrangements and facilities for cycle parking (where applicable); vehicle access visibility splays at the highway boundary; the extent and type of any hard surfacing; boundary treatment (including all heights and materials); and applications for new developments must include provision for the storage and collection of waste and recyclables. Please provide an amended site plan.

Please take the necessary action required to complete this application. If this is not completed within the next 28 days, the application will be withdrawn and a full re-submission of the application will be required. In the meantime you should note that the statutory period for the determination of the application may be held in abeyance.

Please note that North Northamptonshire Council prefers to receive all communication electronically.

For details of how we treat your data, please see our Privacy Statement:

www.northnorthants.gov.uk/privacynotices

Yours faithfully

Erika Davies
Technical Officer, Planning Services