

From:Josh Whitaker
Sent:22 Jun 2021 22:49:05 +0100
To:Eva Buxton;General Planning Enquiries
Cc:Ben Bates
Subject:83 Rhodes Avenue - Planning Application
Attachments:83 Rhodes Av.pdf, 83 Rhodes Avenue - Driveway.pdf

Hi Eva,

Hope you are well.

Further to your email below I have attached the plans for the proposed driveway at the above address.

Once received I can make the payment over the phone to validate the application.

Let me know if you need anything else.

Kind Regards

Josh

Josh Whitaker B.Sc. (Hons)

www.rightpropertydesign.co.uk

www.facebook.com/rightpropertydesign

01246 468 185

9 Newbold Back Lane - Chesterfield - S40 4HF







On 22 Jun 2021, at 22:21, Ben Bates <Benibates@outlook.com> wrote:

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From: Eva Buxton <Eva.Buxton@Chesterfield.gov.uk>

Sent: Friday, 21 May 2021, 07:48

To: Ben Bates

Cc: Hilary Youde

Subject: RE: Driveway

Dear Mr Bates

I refer to your further email regarding a proposed driveway and lowered kerb at 83 Rhodes Avenue, Chesterfield received on 12th May 2021.

In my opinion, on the basis of the information provided, I confirm planning permission is required for the above mentioned proposal.

The proposed hardstanding requires a substantial alteration in existing land levels (classed as engineering works); hence the reason planning permission is required.

I have enclosed the relevant planning application form should you decide to proceed with the proposal. The planning application fee is £206.00.

You may also require Building Regulations approval, for further information on building regulations please telephone Derbyshire Building Control Partnership Limited on 0333 880 2000 or email info@dbcp.co.uk.

As a former Council house you will, however, need to gain written approval from the Estates section of the Council. Please contact Hilary Youde on 01246 959663 for more details.

It should be noted that any application submitted would have to be considered on its individual merits and it should not be assumed that planning permission would necessarily be granted or refused.

If you have any further queries please contact me.

Yours sincerely

Eva Buxton

Technician (Planning)
Development Management

Telephone: 01246 959679

Please note that I currently have a back log of work and am responding to emails in date and time order that they are received.

From: Ben Bates <Benibates@outlook.com>
Sent: 12 May 2021 09:15
To: Eva Buxton <Eva.Buxton@Chesterfield.gov.uk>
Subject: Re: Driveway

Good Morning Eva,

Thank you for your email.
Please see below for answers to the questions.

1. We plan on removing around 1.4m of earth to create a hard standing. The width of the drive way will be around 4m and 3.5m length.
2. We purpose to use tarmac with a red brick border.
3. Yes we will be installing drainage at the end of the driveway.

Please get in touch if you require any more information.

Regards,
Ben

From: Eva Buxton <Eva.Buxton@Chesterfield.gov.uk>
Sent: 26 April 2021 00:24
To: Ben Bates <Benibates@outlook.com>
Subject: RE: Driveway

Dear Mr Bates

I refer to your email regarding creating a hardstanding and lowered kerb at 83 Rhodes Avenue, Chesterfield received on 15th April 2021.

On the basis of the information provided, it is not possible to fully establish whether planning consent is required for the proposed work.

In order to establish this, could you please provide me with the following information:-

1. Do you propose to alter existing land levels within the garden area to create the hardstanding? If yes, please provide details of the depth of soil to be removed/increased and also the length and width of the area to be altered.
2. What material do you propose to use for the surface of the hardstanding, e.g. tarmac, block paving, etc?
3. Do you propose to install a drainage channel along the entrance of the hardstanding that soaks away within your garden area to prevent surface water run off onto the public footpath and road? If not, will the proposed hardstanding slope towards the dwelling?

Once I have received the above information, I will be able to respond fully.

Yours sincerely

Eva Buxton

Technician (Planning)
Development Management

Telephone: 01246 959679

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From: Ben Bates <Benibates@outlook.com>

Sent: 15 April 2021 12:05

To: Eva Buxton <Eva.Buxton@Chesterfield.gov.uk>

Subject: Driveway

Good afternoon Eva.

I have been given your email address by my sister Samantha Cousins who is currently in the process of gaining permission for her kerb drop for her driveway.

I am in the same situation that i would like to have my kerb lowered and a drive made to my property. This will be a hard standing driveway. We purchased the house from the council late January this year.

I believe i will need to contact Derbyshire County Council to have the kerb dropped but you are the person i need to gain the permission from.
My address is,

83 Rhodes Avenue
Newbold
Chesterfield
Derbyshire
S41 7HQ

Please don't hesitate to contact me should you need anymore information.
My number is [07715950960](tel:07715950960)

Regards
Ben Bates

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