



Babergh District Council
Endeavour House, 8 Russell Road,
Ipswich, IP1 2BX
Tel: 0300 1234000 option 5

*Making the area a
better place to live and
work for everyone*

Email: planning@babermidsuffolk.gov.uk

Application for Planning Permission.
Town and Country Planning 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 | <input type="text"/> |
| Suffix | <input type="text"/> |
| Property name | <input type="text" value="The Cottage"/> |
| Address line 1 | <input type="text" value="Withindale"/> |
| Address line 2 | <input type="text" value="Withindale Lane"/> |
| Address line 3 | <input type="text" value="Station Road"/> |
| Town/city | <input type="text" value="Long Melford"/> |
| Postcode | <input type="text" value="CO10 9HS"/> |

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

| | |
|--------------|-------------------------------------|
| Easting (x) | <input type="text" value="585827"/> |
| Northing (y) | <input type="text" value="244263"/> |

Description

2. Applicant Details

| | |
|----------------|--|
| Title | <input type="text" value="Mr"/> |
| First name | <input type="text" value="Aidan Christopher Ulrich"/> |
| Surname | <input type="text" value="Powlesland"/> |
| Company name | <input type="text"/> |
| Address line 1 | <input type="text" value="The Mill House"/> |
| Address line 2 | <input type="text" value="Withindale, Withindale Lane"/> |
| Address line 3 | <input type="text" value="Station Road"/> |
| Town/city | <input type="text" value="Long Melford"/> |
| Country | <input type="text"/> |

2. Applicant Details

| | |
|------------------|---------------------------------------|
| Postcode | <input type="text" value="CO10 9HS"/> |
| Primary number | <input type="text"/> |
| Secondary number | <input type="text"/> |
| Fax number | <input type="text"/> |
| Email address | <input type="text"/> |

Are you an agent acting on behalf of the applicant? Yes No

3. Agent Details

No Agent details were submitted for this application

4. Site Area

| | |
|---|---|
| What is the measurement of the site area? (numeric characters only). | <input type="text" value="72.00"/> |
| Unit | <input type="text" value="Sq. metres"/> |

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

The original date of the cottage is unknown though probably pre-1900. In circa 1989 an extension to the cottage was created by adding a portakabin to one side along with internal access to the cottage. This portakabin is of low quality construction. Naturally. It is also ugly. I wish to replace it with a more spacious room of higher quality construction and more aesthetically pleasing leading to a library in a loosely Georgian classical style. The portakabin's internal floor area is 27 square metres. It is intended to demolish it and replace it with a properly constructed extension of greater size and very roughly 70 square metres internal floor area. As the internal floor area of the older part of the building is circa 50.0 square metres the proposed extension would not be a permitted development. Therefore full planning permission is sought.

Has the work or change of use already started? Yes No

6. Existing Use

Please describe the current use of the site

The portakabin is part of a residence (for planning purposes). It is an extension in effect. The use of the site would not change if permission to replace the portakabin with a better built structure were allowed. The better built structure would be an extension. The use for planning purposes would continue to be as a residence.

Is the site currently vacant? Yes No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated Yes No

Land where contamination is suspected for all or part of the site Yes No

A proposed use that would be particularly vulnerable to the presence of contamination Yes No

7. 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):

Walls

7. Materials

| | |
|--|--|
| Description of existing materials and finishes (optional): | Hardboard within a sandwich of thin insulation. |
| Description of proposed materials and finishes: | A red brick substructure extending circa three courses above the ground. A timber frame on that with (for better insulation) Knauf cavity fill sandwiched within OSB board and build paper (for breathable damp proofing) and a lave and plaster finish. |

| | |
|--|---|
| Roof | |
| Description of existing materials and finishes (optional): | Uninsulated plywood on timber joists with a felt cover arranged as a flat roof. This is not in keeping with the pitched roof of the original cottage. |
| Description of proposed materials and finishes: | Timber frame with clay tiles in a pitched arrangement to match the existing roof of the original cottage for the rectangular part of the proposed extension, and slate tiles in a pitched arrangement, with three out of six segments with glass replacing the slate, for the hexagonal part of the proposed extension. |

| | |
|--|---|
| Windows | |
| Description of existing materials and finishes (optional): | Single glazed aluminium framed in the portakabin (but triple glazed PVC framed in the original part of the cottage). |
| Description of proposed materials and finishes: | Triple glazed PCV frames to match the original part of the cottage with an option to use hard wood frames where obtaining PVC frames to the specified sizes is difficult. Triple glazed PVC framed (solar powered) skylights to match the original part of the cottage. |

| | |
|--|---|
| Doors | |
| Description of existing materials and finishes (optional): | One x door opening to the outside of the portakabin toward the south east soft wood framed plywood panelled door. Two x plywood doors internally one helping to divide the portakabin into two and one connecting it to a hallway linking to the main part of the original cottage. |
| Description of proposed materials and finishes: | PVC (to match the door into the original part of the cottage) and triple glazed glass with PVC replaced with hard wood if and when obtaining requisite sizes in PVC is excessively difficult. |

| | |
|--|---|
| Boundary treatments (e.g. fences, walls) | |
| Description of existing materials and finishes (optional): | The Cottage sits within a wider area of the small estate of buildings I own and as such has no, and has no need of, boundary treatment by which to delineate its relationship to the wider boundary of my property. |
| Description of proposed materials and finishes: | No change is sought to the above arrangement and so permission is not asked to make any changes to the boundary treatments. |

| | |
|--|---|
| Vehicle access and hard standing | |
| Description of existing materials and finishes (optional): | There is hard standing for two vehicles at present with a modest turning circle. The hard standing surface being of compacted planings with a 10mm aggregate overlay. |
| Description of proposed materials and finishes: | No change |

7. Materials

| | |
|--|---|
| Lighting | |
| Description of existing materials and finishes (optional): | Ghastly flourescent strip lighting |
| Description of proposed materials and finishes: | Hand made metal wall mountings and lamp shades for LED wall lights. LED spot lights particularly in the hexagonal part. |

| | |
|--|------------------------------------|
| Other type of material (e.g. guttering) Guttering | |
| Description of existing materials and finishes (optional): | None |
| Description of proposed materials and finishes: | Plastic guttering with soak aways. |

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

To be confirmed.

8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular 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

Are there any new public roads to be provided within the site? Yes No

Are there any new public rights of way to be provided within or adjacent to the site? Yes No

Do the proposals require any diversions/extinguishments and/or creation of rights of way? Yes No

9. Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces? Yes No

10. Trees and Hedges

Are there trees or hedges on the proposed development site? Yes No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? Yes No

If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.

11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Check the location on the Government's Flood map for planning. You should also refer to national standing advice and your local planning authority requirements for information as necessary.) Yes No

If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? Yes No

Will the proposal increase the flood risk elsewhere? Yes No

How will surface water be disposed of?

11. Assessment of Flood Risk

- Sustainable drainage system
- Existing water course
- Soakaway
- Main sewer
- Pond/lake

12. Biodiversity and Geological Conservation

Is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.

a) Protected and priority species:

- Yes, on the development site
- Yes, on land adjacent to or near the proposed development
- No

b) Designated sites, important habitats or other biodiversity features:

- Yes, on the development site
- Yes, on land adjacent to or near the proposed development
- No

c) Features of geological conservation importance:

- Yes, on the development site
- Yes, on land adjacent to or near the proposed development
- No

13. Foul Sewage

Please state how foul sewage is to be disposed of:

- Mains Sewer
- Septic Tank
- Package Treatment plant
- Cess Pit
- Other
- Unknown

Are you proposing to connect to the existing drainage system?

- Yes No Unknown

14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

- Yes No

Have arrangements been made for the separate storage and collection of recyclable waste?

- Yes No

If Yes, please provide details:

There is a designated area in Withindale for bins for recyclable waste. We have five. This would continue to be the case unchanging as is appropriate given that the proposed extension does not imply any particular increase in the number of inhabitants.

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

- Yes No

16. Residential/Dwelling Units

Please note: This question has been updated to include the latest information requirements specified by government. Applications created before 23 May 2020 will not have been updated, please read the 'Help' to see details of how to workaround this issue.

Does your proposal include the gain, loss or change of use of residential units? Yes No

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? Yes No
Note that 'non-residential' in this context covers all uses except Use Class C3 Dwellinghouses.

18. Employment

Are there any existing employees on the site or will the proposed development increase or decrease the number of employees? Yes No

19. Hours of Opening

Are Hours of Opening relevant to this proposal? Yes No

20. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Is the proposal for a waste management development? Yes No

If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website

21. Hazardous Substances

Does the proposal involve the use or storage of any hazardous substances? Yes No

22. 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

23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application? Yes No

24. 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

24. Authority Employee/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?

25. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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

First name

Surname

Declaration date (DD/MM/YYYY)

Declaration made

26. 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)