

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

Suffix

Property name

Address line 1

Address line 2

Address line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

## 2. Applicant Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

## 2. Applicant Details

Country	<input type="text"/>
Postcode	<input type="text" value="EX22 6RL"/>
Are you an agent acting on behalf of the applicant?	<input checked="" type="radio"/> Yes <input 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

Title	<input type="text" value="Mr"/>
First name	<input type="text" value="Simon"/>
Surname	<input type="text" value="Holmes"/>
Company name	<input type="text" value="DNH Construction"/>
Address line 1	<input type="text" value="1a Devonshire Meadows"/>
Address line 2	<input type="text" value="Broadley Park Road"/>
Address line 3	<input type="text" value="Roborough"/>
Town/city	<input type="text" value="Plymouth"/>
Country	<input type="text" value="Devon"/>
Postcode	<input type="text" value="PL6 7EZ"/>
Primary number	<input type="text"/>
Secondary number	<input type="text"/>
Fax number	<input type="text"/>
Email	<input type="text"/>

## 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):

Works were carried out here by a previous contractor as your but have failed. Its clear the chimney is still leaking and probably has been for some time. We carried out some temporary works to try and seal / mitigate ingress before winter and are being asked to undertake full repairs now.

Please see the below proposed works;

Carefully remove mortar flaunch and dispose of as necessary.

Carefully remove chimney pots and set aside for re-use.

Carefully remove one stone at a time, clean off, log position and set aside ready for re-use.

Inspect previous lead works carried out to the chimney and take photographic evidence of suspect causes of ingress.

Dispose of lead trays and all waste arising as necessary.

Form new lead trays using Code 6 lead with welded sleeves formed around chimney chambers, made sufficiently high enough to prevent any water build-up seeping over the upstand.

Apply a coat of bitumen primer to both sides of the lead tray to prevent corrosion from mortar.

Re-build the chimney using mortar mix instructions from the listings officer.

#### 4. Description of Proposed Works

Install copper pipes into the stonework to act as weep holes allowing and water build-up on the trays to disperse.  
Reinstate previously set aside chimney pots and re-flaunch with new mortar as advised by the listings officer.

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

If Yes, please describe and include the planning application reference number(s), if known:

PA17/05141 Listed Building consent for the dismantling and re-build of partially collapsed chimney stack and re-build internal chimney breast at Semersdon Manor, North Tamerton, Holsworthy, Cornwall, EX22 6RL

#### 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
Chimney	See attached report	See attached report
Internal Walls	The plaster used beneath the paintwork was gypsum	Damage has occurred to plaster on the chimney breast internally and it is advised that this is carefully removed with a period of drying out and replaced with lime mortar and breathable paint.

Are you submitting 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

## 10. Materials

Roofers report and proposed works  
Site and Location plans uploaded.

## 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

## 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	Development Officer (Historic)
First name	
Surname	
Reference	PA21/01444/PREAPP

Date (Must be pre-application submission)

21/06/2021

Details of the pre-application advice received

The sympathetic rebuilding works of the defective chimney would be welcomed as there is clearly an issue with repeated water ingress within the property, which is affecting the historic fabric of the building. Having looked at the submitted report and schedule of works from the roofing contractor, the HEP Team would have no concerns with the proposed works to the Grade II building. The chimney should be rebuilt on a like for like basis placing all the stones in their existing position as is proposed.

The mortar should be lime mortar as suggested by the roofing contractor. This will allow breathability in the future. The mix should be NHL 5 (which is suitable for use on chimneys and granite.)

If it is found that any additional granite, ridge tiles or slate is necessary during the rebuild of the chimney then details would need to be submitted to the LPA for approval and care would need to be taken to ensure a match to the existing.

It is noted that some damage has occurred to plaster on the chimney breast internally and it is advised that this is carefully removed with a period of drying out and replaced with lime mortar and breathable paint. The report also shows that there are cracks and failing render in the external gable end wall and where the wall abuts the chimney stack. (Issues 7 & 8). There is no mention of whether this will be part of the works or not. However, if the render is to be replaced, it is important that these works are detailed as part of a forthcoming application. The render should be an appropriate lime render.

## 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)