

Application for a Lawful Development Certificate for a Proposed use or development.
Town and Country Planning Act 1990: Section 192, as amended by section 10 of the Planning and
Compensation act 1991.
Town and Country Planning (Development Management Procedure) (England) Order 2015

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="SO15 4LE"/>
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 Proposal

Does the proposal consist of, or include, the carrying out of building or other operations? Yes No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

This application relates to proposed building works at the property, which as at the date of this application, have not commenced. The works described here are supported with further explanation and detail in the documents provided. The main proposals include:

- 1 Single-storey rear extension, constructed in similar materials to the existing property (brick walls (painted white) with natural slate roof), will not extend more than 4 meters from the original rear wall, will not exceed 4 meters in height to the ridge line and will not be closer than 2 meters to any boundary.
- 2 Replace the oil fired boiler system with an efficient renewable energy air source heat pump linked to underfloor heating throughout the bungalow. The external heat pump unit will be situated adjacent to an existing side wall, more than 1 meter from the boundary and not exceed 0.6 cubic meters.
- 3 Changes to the front elevation including moving one of the external entry doors from the front to a side elevation. Currently both external entry doors are on the front elevation within a few feet of each other. Install a painted timber canopy with slate roof over the existing front door and the new side entry door. Install a roof light above the hallway protruding less than 150mm from the current roof line.
- 4 Currently there is no on-site parking so it is proposed that a section of the hedge fronting the private lane is removed and an on-site parking space for two cars is created within the property boundary with a permeable gravel base.
- 5 Install 3 roof lights to the rear elevations each protruding less than 150mm from the current roof line.
- 6 Create a paved terrace area outside of the new rear extension not exceeding a height of 300mm.
- 7 Install new guttering and downpipes (in black to match existing) leading to a new soak-away situated within the property boundary.

Does the proposal consist of, or include, a change of use of the land or building(s)? Yes No

Has the proposal been started? Yes No

5. Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

A lawful development certificate is sought to confirm that the proposed building works at the property are allowed under the permitted development rules applicable to/amended by the New Forest National Park Planning Department and are therefore lawful.
The property is currently a dwelling house and there is no planned change of use. It will continue as a dwelling house.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

Please see the five documents uploaded to support this application.

Select the use class that relates to the existing or last use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Please Select...

Information about the proposed use(s)

5. Grounds for Application

Select the use class that relates to the proposed use. Please note that following changes to Use Classes on 1 September 2020, the list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Please Select...

Is the proposed operation or use

Permanent Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

We have consulted with two local planning officers, a tree officer and researched the New Forest National Park website to ensure we understand all of the requirements for the updating of the property. We wish to be good New Forest residents and comply with all of the rules. One of the main proposals is a single-storey rear extension which will be constructed in similar materials to the existing property (brick walls (painted white) with natural slate roof), will not extend more than 4 meters from the original rear wall, will not exceed 4 meters in height and will not be closer than 2 meters to the boundary. The extension will allow us to create an open plan living space with views over the garden. We intend to replace the oil fired boiler system with an efficient renewable energy air source heat pump linked to underfloor heating throughout the bungalow. The external heat pump unit will be situated adjacent to an existing side wall, more than 1 meter from the boundary and not exceed 0.6 cubic meters. Changes to the front elevation will be kept to a minimum although we propose moving one of the external entry doors from the front to a side elevation. Currently both external entry doors are on the front elevation within a few feet of each other. To bring lots of natural light into the property, we plan to install 4 roof lights (1 on the front elevation). All roof lights will protrude less than 150mm from the current roof. To provide on-site parking we propose creating a space for two cars within the property boundary with a permeable gravel base. This will greatly improve the ease of use and access to the property as currently the only parking is at the end of the private lane. We have discussed this proposal with the owners of the private lane (our new neighbours) and they have no objection. We have confirmed that we have the legal right to use the private lane for driving vehicles to and from the property. Some tree works will be required and we discussed these with a local tree officer and submitted a tree works notice to ensure everything we do is in keeping with NFP requirements. Overall, with all of our consultation and research we believe the proposals fall within permitted development rules, but to confirm this is the case, we wish to apply for a lawful development certificate which we believe should be granted.

6. 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

7. 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

First name

Surname

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

During a telephone call with Ms Cochrane, we discussed all of the proposed building works, renovation and extension to the property. She clearly explained what conditions must be met in order for the extension, renovation and building works to be permitted development. In addition, during a call with Ann Braid on 7 June 2021, we discussed what may/may not be done at the property under the permitted development rules. Again, very clear and helpful advice was provided. I kept notes from both calls and used the information to plan the proposals for the property so they fell within the permitted development rules.

8. 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

8. Authority Employee/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?

9. Interest in the Land

Please state the applicant's interest in the land

- Owner
 Lessee
 Occupier
 Other

If Other, please give the names and addresses of anyone who has an interest in the land and state the nature of their interest (if known)

Have they been informed of the application?

Yes No

If No, why have they not been informed?

As the owner is deceased and it is expected that the sale of the property will complete before the planning decision has been made i.e. in the next 8 weeks, so it did not seem necessary to inform the solicitors acting on the sale of the property. I would be happy do to so if the Authority think it necessary.

10. Declaration

I/we hereby apply for a Lawful Development Certificate 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)

03/09/2021