



Swale

BOROUGH COUNCIL

Householder Application for Planning Permission for works or extension to a dwelling and for relevant demolition of an unlisted building in a conservation area
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" value="99"/>
Suffix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text" value="The Street"/>
Address line 2	<input type="text"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Newnham"/>
Postcode	<input type="text" value="ME9 0LW"/>
Description of site location must be completed if postcode is not known:	
Easting (x)	<input type="text" value="594984"/>
Northing (y)	<input type="text" value="157504"/>
Description	<input type="text"/>

2. Applicant Details

Title	<input type="text" value="Mrs"/>
First name	<input type="text"/>
Surname	<input type="text" value="Lawson"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="99 The Street"/>

2. Applicant Details

Address line 2	<input type="text" value="Newnham"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Sittingbourne"/>
Country	<input type="text"/>
Postcode	<input type="text" value="ME9 0LW"/>

Are you an agent acting on behalf of the applicant?

Yes 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="Guy"/>
Surname	<input type="text" value="Osborne"/>
Company name	<input type="text" value="Country House Homes Ltd."/>
Address line 1	<input type="text" value="Chegworth Manor Barn"/>
Address line 2	<input type="text" value="Chegworth Road"/>
Address line 3	<input type="text" value="Chegworth"/>
Town/city	<input type="text" value="Harrietsham"/>
Country	<input type="text"/>
Postcode	<input type="text" value="ME17 1DD"/>
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 the proposed works:

The enclosed is a householder planning application for the demolition of existing 20th Century single storey extensions and the creation of a new two-storey extension to the residential dwelling.

Has the work already been started without consent?

Yes No

5. Explanation for Proposed Demolition Work

Why is it necessary to demolish all or part of the building(s) and/or structure(s)?

The existing 20th Century extensions are of poor condition, providing a low thermal efficiency and creating a disjointed layout on the ground floor which is already constrained due to the poor amount of space provided on the first floor. The 20th Century extensions, while of fairly good appearance, could also be altered to be of better suiting to the original dwelling, which is a non-designated heritage asset. The proposed extension would result in a significant environmental improvement in addition to a significant visual improvement, both of which are key aspirations of current planning policies within Swale.

6. 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	
Description of existing materials and finishes (optional):	White Render is utilised on the 20th Century Extensions.
Description of proposed materials and finishes:	The proposed extension utilises Locally Sourced Flint on the ground and first floor facades with stock facing brick quoins and window detailing.

Roof	
Description of existing materials and finishes (optional):	Slate Roofing Tiles
Description of proposed materials and finishes:	Slate Roofing Tiles

Windows	
Description of existing materials and finishes (optional):	White Framed Windows
Description of proposed materials and finishes:	White Sash Windows proportionate to the facades.

Doors	
Description of existing materials and finishes (optional):	Oak Doors
Description of proposed materials and finishes:	The door utilises pilasters to each side with a pediment above it supported on scrolled brackets.

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

99 The Street - Design and Access Statement - 29th October 2021, 500-DL-001 - Location Plan, 500-DL-002-A - Site Plan, 500-DL-003 - Existing Plans and Elevations, 500-DL-004-D - Proposed Plans and Elevations.

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

Is a new or altered vehicle 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

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

Yes No

8. Parking

Will the proposed works affect existing car parking arrangements?

Yes No

9. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development? Yes No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? Yes No

10. 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

11. 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

We have received two Pre-application advice letters after consultation with the Case Officer & Conservation Officer.

The Pre-application advice letters outlined the Case Officer & Conservation Officers thoughts on the early stages of design for a replacement dwelling to the property & a two-storey extension to the property. These pre-application letters highlighted how a replacement dwelling, while being of good design would not be suitable as it would replace the non-designate heritage asset of 99 The Street. The pre-application advice also highlighted how the two-storey extension should be designed to appropriately conform with policy and conservation goals.

We have attached both of the pre-application advice letters to this submission.

12. 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?

13. 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

13. Ownership Certificates and Agricultural Land Declaration

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

14. 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)