

Your Ref :
Our Ref : 22/0372/PNH
Contact : Planning Technical Administration Team
Email : planning@n-kesteven.gov.uk

Rick Smith Design
Ardent House
Eastgate
Sleaford
Lincolnshire
NG34 7DP

10th March 2022

Dear Sir/Madam

Prior Notification of Householder Development

Application Reference: 22/0372/PNH

Proposal: Single storey rear extension 3.7m in length from the original wall, eaves height of 2.6m and maximum height of 3.49m

Location: 1B Bayfield Road Timberland Lincoln

Date Registered: 3rd March 2022

Terminal Date: 14th April 2022

I acknowledge receipt of your application received on the above date. The application fulfils the requirements of the relevant legislation and therefore you should receive determination as to whether prior approval is required or not within 42 days of the aforementioned date on which the Council received your application.

Please note that in order to protect customers and staff and control the spread of the Covid-19 virus, in line with the Prime Minister's statement, the planning department has moved towards more agile ways of working. This means that at this stage your application has gone through a simpler validation check of basic information/requirements, rather than the full check of all constraints, and therefore the planning officer allocated to your application may request further information from you during the course of the application. If on this further examination, we find that your application is incomplete, we may invalidate it at this stage. We have taken this approach to try get applications registered as quickly as possible and prevent any unnecessary delays in the processing of applications. If you have any questions about your application please email the planning officer named below.

If you have any concerns or general queries regarding the progress of your application, then please contact the Planning Administration Section for assistance. It will help the Council if in all communications you quote the application number, **22/0372/PNH** and the case officer's name, **Clare Gray**. You can track your application online at www.n-kesteven.gov.uk/planningonline.

A copy of the notice sent to the adjoining neighbouring properties can be viewed on the reverse of this acknowledgement letter for your information.

Yours faithfully

Technical Administration Team

Planning Services

Neighbour Notification Letter

Dear Sir/Madam

I am writing to advise you that I have received a prior notification application on the 3rd March 2022 which relates to a property adjoining your own. If you are a tenant it would be helpful if you would pass this information to the owner of the property. The details of the proposed development are as follows:

**Address of the proposed development:
1B Bayfield Road Timberland Lincoln**

**Description of the proposed development:
Single storey rear extension 3.7m in length from the original wall, eaves height of 2.6m and maximum height of 3.49m**

If you do not have any objections to the proposal then you need do no more. You do not need to contact us to say you have no objections. If you do wish to make an objection concerning the proposal then it must be made in writing in one of the following ways:

- Visit our website at www.n-kesteven.gov.uk/planningonline and search for the application and then use the "comment on this application" button.
- Send an email to planning@n-kesteven.gov.uk
- Send a letter by post to the address at the bottom of this letter

Comments must be made by . Please note that any representations submitted in relation to this notification will be available for public inspection and cannot be treated as confidential. The case officer dealing with this application is Clare Gray. All correspondence must include your name and address, the reference number and any objections you have to the proposed development, the correspondence needs to be clear and therefore if you wish to object, please do use the wording 'I wish to object to the proposal'. A decision will be made by 14th April 2022 and will be available on our website.

Yours faithfully

Clare Gray

**Administration Manager
Planning Services**

Further Information:

It's important that you understand the following implications of whether or not you submit a representation to the local planning authority about the proposed development:

- If **any** of the owners or occupiers of any adjoining premises object to the proposed development, then the local planning authority **will** assess the impact of the proposed development on the amenity of any adjoining premises, and must take into account all representations made as a result of this consultation letter. The local planning authority will then decide either to give prior approval to the developer for the proposed development or to refuse prior approval for the proposed development.
- If **none** of the owners or occupiers of any adjoining premises object to the proposed development, then the local planning authority will **not** assess the impact of the proposed development on the amenity of any adjoining premises. The local planning authority will then confirm to the developer that prior approval is not required for the proposed development.