

Application to determine if prior approval is required for a proposed: Demolition of Buildings
The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 11, Class B

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.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

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

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

Contact Details

Primary number

Secondary number

Fax number

Email address

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Proposed Demolition Works

Please describe the building(s) to be demolished

2 and 3 storey accommodation block and undercroft canopy (classed as one building)

Please state the reasons why demolition needs to take place

Beyond economic end of life, suffered significant water ingress, internal spatial layout no longer fit for purpose.

Please describe the proposed method of demolition

Disconnection of services prior to demolition.

A phased building demolition sequence will start with the roof, following onto second floor down to the ground floor.

The 3 storey section of the building is assumed to be RC frame with in-situ floors and roof slab. Columns along external walls and 1 line internally along central corridor. Masonry wall infill panels.

1. Erect temporary fencing around building and contractors working area.
2. Install protection boarding over existing single storey structure that adjoins the 3 storey structure (single storey structure is not being demolished).
3. Install temporary props in undercroft to support 1st floor slab.
4. Soft strip out. Remove all doors, windows, suspended ceilings, sanitary and kitchen fixtures and fittings, all central heating system (inc. boiler, radiators and associated pipework), ventilation ductwork, water tanks and all pipework.
5. Remove all roof coverings.
6. Break down all masonry walls leaving only the RC frame. Except for walls over retained 1st floor slab where some masonry is to be retained to form parapet to new roof (see 1st floor plan). Ensure no debris builds up on single storey structure flat roof.
7. Break down RC frame to 1st floor level. Ensure area of 1st floor slab that is to be retained is protected from damage by falling debris. Ensure no debris builds up on single storey structure flat roof.
8. Saw cut through 1st floor slab to fully separate area to be retained from area to be demolished. Break out undercroft roof and remove all temporary props.
9. Break out remainder of RC frame down to Grd floor level.
10. Break out Grd floor slab.
11. Grub out foundations.

The 2 storey section of the building is assumed to be load-bearing masonry off strip/trench fill foundation, with PC plank floors and roof deck.

1. Erect temporary fencing around building and contractors working area.
2. Soft strip out. Remove all doors, windows, suspended ceilings, sanitary and kitchen fixtures and fittings, all central heating system (inc. boiler, radiators and associated pipework), ventilation ductwork, water tanks and all pipework.
3. Remove all roof coverings.
4. Break down parapets to roof slab level.
5. Lift off PC roof planks with a crane.
6. Break down masonry walls 1st-Rf.
7. Lift off PC 1st floor planks with a crane.
8. Remove stairs (with a crane if PC).
9. Break down masonry walls Grd-1st.
10. Break out Grd floor slab.
11. Grub out foundations.

How and where would spoil/rubble be disposed of?

Spoil/rubble will be disposed of off site via a licensed waste carrier.

Please provide details of the proposed restoration of the site

Following completion of the demolition works including the removal of the ground floor slab and foundations, the voids are to be backfilled with Type 1 material in 150mm well compacted layers. The whole site is then to have 300mm of topsoil applied, levelled, stone picked, and be seeded to an airfield grass mix. The existing lowered kerbs are to be removed and replaced with new HB1 kerbing, and the adjacent tarmac road is to be infilled to match existing road levels.

When do you expect the works to commence (date must be post application submission)?

01/09/2022

When do you expect the works to be completed (date must be post application submission)?

01/03/2023

Are there any public Rights of Way within the site or immediately adjoining the site?

- Yes
 No

Is redevelopment or rebuilding proposed at a later date?

- Yes
 No

Does the proposal involve the felling or pruning of any tree(s)?

- Yes
 No

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

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- Yes
 No

Declaration

I / We hereby apply for Prior Approval: Demolition of building as described in this form and 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 persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

- CBP Architects

Date

05/05/2022