



Northumberland County Council

County Hall, Morpeth, Northumberland, NE61 2EF

For official use only	
Application No:	
Received Date:	
Fee Amount:	
Paid by/method:	
Receipt Number:	

Householder Application for Planning Permission for works or extension to a dwelling

Town and Country Planning Act 1990 (as amended)

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

Mr

First name

Tim

Surname

Kenyon

Company Name

Address

Address line 1

Briarley

Address line 2

U9049 Road To West Newham

Address line 3

East Newham Lane

Town/City

Milbourne

Country

Postcode

NE20 0DJ

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposed works

The proposal comprises a storey and a half extension in rendered traditional construction with dormer slate roof to form living and dining space with two bedrooms and bathroom within the eaves, accessed directly from the ground floor. There is a single storey link with flat roof forming a new Kitchen and circulation space connecting to the original footprint of the property.

A small balcony area is proposed on the East elevation with access from original eaves bedroom.

Internal alterations are proposed within the existing property to form access to separate eaves bedroom, creation of Utility and storage areas and to reconfigure eaves bedroom for new staircase, bathroom and dressing area.

Dormer windows will replace existing roof light panels on the existing South facing slate roof, complimented by dormer widows facing East on the new extension.

The only external alterations proposed for the existing property are the formation of connecting openings for circulation to new areas and external render to align with extension finishes.

The new extension will share services from the main house with proposed replacement of oil-fired central heating system to electric environmentally favoured heat pump system. Water is via mains metered supply from main house. Electricity is via National grid metered supply from main house. The existing septic tank will be uprated and relocated to suit new extension position, compliant with current 2020 regulations.

It is considered there will be no adverse impact on the local landscape. There are no listed buildings or conservation areas in the vicinity. There is no landscape designations or protected landscapes in the area.

The access to the area is via a gated entrance with parking and turning area for 2/3 cars.

There is no change to the access proposed and there would be no parking issues relating to this proposal.

Has the work already been started without consent?

- Yes
 No

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)

Type:

Roof

Existing materials and finishes:

Slate with glazed velux style windows

Proposed materials and finishes:

Slate with rendered dormer windows

Type:

Windows

Existing materials and finishes:

White PVCu double glazed

Proposed materials and finishes:

White PVCu double glazed with timber bi-fold doors painted white

Type:

Boundary treatments (e.g. fences, walls)

Existing materials and finishes:

Post, rail and wire stock fence with hawthorn hedges

Proposed materials and finishes:

As existing - boundaries not altered

Type:

Walls

Existing materials and finishes:

Red brick walls

Proposed materials and finishes:

Rendered walls to new extension in same materials painted in neutral colours to match other nearby properties

Type:

Doors

Existing materials and finishes:

Solid Oak front and composite PVCu rear door

Proposed materials and finishes:

Oak entrance door with white finish timber bi-fold doors to extension elevations as shown on attached plans

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

FL 0003C Location Plan
FL0003B Site Plan
FL0003 Existing Site survey
FL0003 Existing Site elevation
FL0003C Proposed Ground Floor
FL0003B Proposed First Floor
FL0003C Proposed elevation A
FL0003C Proposed elevation B
FL0003C Proposed elevation C
FL0003C Proposed Section C
FL0003C Proposed elevation D
FL0003C Visual 1
FL0003B Visual 2
FL0003B Visual 3
FL0003B Visual 4
Design access and planning statement with planning statement dated 26 July 2021

Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

- Yes
 No

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings.

Please see attached site plan

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

- Yes
 No

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

Parking

Will the proposed works affect existing car parking arrangements?

- 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

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.

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?

- Yes
 No

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- Yes
 No

Is any of the land to which the application relates part of an Agricultural Holding?

- Yes
 No

Certificate Of Ownership - Certificate A

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 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

Mr

First Name

Tim

Surname

Kenyon

Declaration Date

11/04/2022

Declaration made

Declaration

I / We hereby apply for Householder planning permission 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 options 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

Tim Kenyon

Date

12/04/2022