



Development Control Services,  
Craven District Council,  
1 Belle Vue Square, Broughton Road,  
Skipton, North Yorkshire BD23 1FJ

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**For Office Use Only**

Application Number.....

Date Received.....

Case Officer.....

Householder Application for Planning Permission for works or extension to a dwelling; Listed  
Building Consent for alterations, extension or demolition of a listed building

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation  
Areas 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

Nutter Cote Cottage

Address Line 1

Nutter Cote cottage

Address Line 2

Church Road

Address Line 3

Town/city

Thornton-in-Craven

Postcode

BD23 3TT

Description of site location must be completed if postcode is not known:

Easting (x)

389616

Northing (y)

448342

Description

Dwelling, formerly part of a farmstead, located to the north side of Church Road.

## Applicant Details

### Name/Company

Title

Mr.

First name

Francis

Surname

Peel

Company Name

### Address

Address line 1

Nutter Cote Cottage

Address line 2

Church Road

Address line 3

Town/City

Thornton-in-Craven

Country

Postcode

BD23 3TT

Are you an agent acting on behalf of the applicant?

Yes

No

### Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

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

\*\*\*\*\* REDACTED \*\*\*\*\*

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## Description of Proposed Works

Please describe the proposed works

Remedial works to former party walls now forming external walls and re-construction of walls and roof over flying freehold, following demolition of Nutter Cote Farm.

Has the work already been started without consent?

- Yes  
 No

## Listed Building Grading

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

- Don't know  
 Grade I  
 Grade II\*  
 Grade II

Is it an ecclesiastical building?

- Don't know  
 Yes  
 No

## Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

- Yes  
 No

## Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building?

- Yes  
 No

## Listed Building Alterations

Do the proposed works include alterations to a listed building?

- Yes  
 No

**If Yes, do the proposed works include**

a) works to the interior of the building?

- Yes  
 No

b) works to the exterior of the building?

- Yes  
 No

c) works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally?

- Yes  
 No

d) stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)?

- Yes  
 No

If the answer to any of these questions is Yes, please provide plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed. Also include the proposal for their replacement, including any new means of structural support, and state references for the plan(s)/drawing(s).

Drawing nos. 00A, 01A, 02A, 100A, 101A, 102A, 110B, 111B, 115B, 116B and 117B. Design and Access Statement and Heritage Statement.

## Materials

Does the proposed development require any materials to be used?

- Yes  
 No

Please provide a description of existing and proposed materials and finishes to be used (including type, colour and name for each material) demolition excluded

**Type:**

Roof covering

**Existing materials and finishes:**

Stone slates.

**Proposed materials and finishes:**

Natural stone slates to match existing.

**Type:**

Windows

**Existing materials and finishes:**

Stained timber.

**Proposed materials and finishes:**

No change to existing.

**Type:**

Boundary treatments (e.g. fences, walls)

**Existing materials and finishes:**

Stone walls and timber fences.

**Proposed materials and finishes:**

Stone walls and timber fences.

**Type:**

Vehicle access and hard standing

**Existing materials and finishes:**

Stone flags.

**Proposed materials and finishes:**

No change to existing.

**Type:**

Internal walls

**Existing materials and finishes:**

Painted plaster.

**Proposed materials and finishes:**

Painted plaster.

**Type:**

External walls

**Existing materials and finishes:**

Rubble stone

**Proposed materials and finishes:**

Random re-claimed stone to match existing.

**Type:**

Internal doors

**Existing materials and finishes:**

Painted and stained timber.

**Proposed materials and finishes:**

No change to existing.

**Type:**

External doors

**Existing materials and finishes:**

Painted timber.

**Proposed materials and finishes:**

No change to existing.

**Type:**

Chimney

**Existing materials and finishes:**

Stone masonry

**Proposed materials and finishes:**

No change to existing.

**Type:**

Ceilings

**Existing materials and finishes:**

Painted plaster.

**Proposed materials and finishes:**

Painted plaster.

**Type:**

Floors

**Existing materials and finishes:**

Carpet, vinyl and terracotta tiles.

**Proposed materials and finishes:**

Carpet, vinyl and terracotta tiles.

**Type:**

Rainwater goods

**Existing materials and finishes:**

Cast iron painted.

**Proposed materials and finishes:**

Cast iron painted.

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

Drawing nos. 00A, 01A, 02A, 100A, 101A, 102A, 110B, 111B, 115B, 116B and 117B. Design and Access Statement and Heritage Statement.

## 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

## 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.

Refer to drawing no. 02A.

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

- 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 & Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990

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

Can you give appropriate notice to **all** the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- Yes
- No

## Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner\* and/or agricultural tenant\*\* of any part of the land or building to which this application relates; or
- The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners\* and/or agricultural tenants\*\*.

\* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years to run.

\*\* 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990.

**Name of Owner/Agricultural Tenant:**

\*\*\*\*\* REDACTED \*\*\*\*\*

**House name:**

**Number:**

**Suffix:**

**Address line 1:**

PKF GM

**Address Line 2:**

3rd Floor, One Park Row

**Town/City:**

Leeds

**Postcode:**

LS1 5HN

**Date notice served (DD/MM/YYYY):**

26/04/2022

**Name of Owner/Agricultural Tenant:**

\*\*\*\*\* REDACTED \*\*\*\*\*

**House name:**

Nutter Cote Farm

**Number:**

**Suffix:**

**Address line 1:**

Church Road

**Address Line 2:**

Thornton-in-Craven

**Town/City:**

Skipton

**Postcode:**

BD23 3TT

**Date notice served (DD/MM/YYYY):**

26/04/2022

Person Role

- The Applicant  
 The Agent

Title

Mr

First Name

Simon

Surname

Whittaker

Declaration Date

26/04/2022

Declaration made

## Declaration

I / We hereby apply for Householder planning & listed building consent 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

Simon Whittaker

Date

27/04/2022