

Planning Services

West Suffolk House, Western Way, Bury St Edmunds, Suffolk, IP33 3YU

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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

Steve

Surname

Long

Company Name

Address

Address line 1

1 Council Houses

Address line 2

Fen Road

Address line 3

Town/City

Pakenham

Country

United Kingdom

Postcode

IP31 2LT

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of Proposed Works

Please describe the proposed works

We are looking to add a spacious 2 storey extension to our home in Pakenham. This extension will provide a kitchen/ dining area, 2 additional bedrooms, ensuite, 1 additional living area, utility room, porch and a WC. Also providing the opportunity to add in desperately needed storage areas around the home - we have included multiple cupboards and wardrobe locations. Currently, there are none.

It is our intention to remain at this property for the foreseeable future, if not forever. The plans reflect our desire to create a family home on our incredibly spacious plot, with a view to creating an aesthetic that is soft and 'countryside' using materials that are sympathetic to the surrounding area. Increasing the stature of the dwelling will also bring the property more inline with the average property prices on Fen Road. The proposal would be for a timber frame construction, with local contractors building off site, and erecting over a 1 week period when ready. Once assembled on site, we are proposing to build a brick skin around the ground floor, with a hardiplanked 1st floor area, finishing with a red pantile roof. The proposal also includes removing the current fossil fuelled boiler and replacing with South-South West facing solar panels and an air source heat pump. The plot offers generous parking outside for 3-4 cars if required, with ample parking space to the rear of the property, accessed from 'the roadway' that runs adjacent to Fen Road.

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:

Walls

Existing materials and finishes:

Block walls finished with a light silicone render

Proposed materials and finishes:

Soft red multi bricks with a white cement mortar. Light sage coloured hardiplank above ground floor window level

Type:

Roof

Existing materials and finishes:

Double Roman Tile

Proposed materials and finishes:

Double Roman Tile

Type:

Windows

Existing materials and finishes:

White A rated UPVC windows

Proposed materials and finishes:

White A rated UPVC windows

Type:

Doors

Existing materials and finishes:

Front - White UPVC door Rear - Full Panel Glass Doors

Proposed materials and finishes:

Front - Light Sage coloured UPVC door Rear - Full Panel Glass Doors, Bifolding doors

Type:

Vehicle access and hard standing

Existing materials and finishes:

Type 1 MOT granite hard standing

Proposed materials and finishes:

Tarmac driveway

Are you supplying additional information on submitted plans, drawings or a design and access statement?

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

Will any trees or hedges need to be removed 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

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

PREAPP/21/155

Date (must be pre-application submission)

30/03/2021

Details of the pre-application advice received

Keep proposed plans in keeping with the countryside
Reduce proposed ridge line below existing ridge line

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

Steve

Surname

Long

Declaration Date

10/05/2022

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

Steve Long

Date

10/05/2022