



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, and for relevant demolition of an unlisted building in a conservation area

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

Paul

Surname

O'Donovan

Company Name

Address

Address line 1

The Old Court House

Address line 2

Whittingham Village Green Road

Address line 3

Town/City

Whittingham

Country

United Kingdom

Postcode

NE66 4RB

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

***** REDACTED *****

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposed works

On one the boundary lines of our garden, there are 2 tall mounds of earth with a front facing of stone (one measuring 8 Mts in length and other 7 Mts), that in the past were thought of as a wall. But never cared for or kept in good order. The reason we know it is a mound of earth is that during 'Storm Arwen' there was extensive damage to the garden of the property and part of the wall was destroyed in 2 places. During the clean up operation post storm (removal of 2 mature cherry trees and their root system, agreed with conservation dept) a digger was used for the work and when the stumps were removed, a cross section of the wall was revealed. The so called 'wall' does not run the full length of the boundary line of the garden, which is 81.25 Mts. A beech hedge makes up 25Mts of the over all boundary length, which we intend to keep. The intention is to remove the earth mounds and stone (once we take the Earth away the stone will come as well) we then intend to fence the remaining 56.25 Mts in standard post and rail fence of approx 4ft in height. We are applying for planning permission as this garden boundary line has a path (highway) running parallel to it which is used by people in the village to move from one side of the village to the other.

Has the work already been started without consent?

Yes

No

Explanation for Proposed Demolition Work

Why is it necessary to demolish all or part of the building(s) and/or structure(s)?

As per my explanation on the page before this, the so called 'Wall' is really a mound of earth with a front facing of stone. For this reason is has never been maintained to any standard and is covered with ground elder and ivy. Behind the 'wall' there is now a considerable drop, due to the damage of storm Arwen. The 'wall' is unsafe and with the drop more so. Removing the 'Wall' and replacing with a fence will remove the danger and allow us also to landscape the area into terraced beds which would remove the drop.

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:

Boundary treatments (e.g. fences, walls)

Existing materials and finishes:

Earth and Stone.

Proposed materials and finishes:

Wooden Posts, Wood Rails and Pig Wire running at the bottom (keep dog in)

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

- 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

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 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

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

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

Was advised by Esther Ross on the 14th April 2022, that we would need to make a planning application to remove the wall and advise the replacement as it runs along a public footpath and is in a conservation area. This was confirmed to be the case by Rosalind Kain on the 20th April 2022 and it was also confirmed at the time that listed building consent would not be required (Listed building consent not required. The first Edition OS Map, surveyed in 1864 /published 1866 shows the wall along the path adjoins land outside the curtilage of the Court House hence the wall, although historic in part, is not listed as part of the Court House listing.)

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

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 left to run.

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

Owner/Agricultural Tenant

<p>Name of Owner/Agricultural Tenant: ***** REDACTED *****</p> <p>House name: The Old Court House</p> <p>Number:</p> <p>Suffix:</p> <p>Address line 1: the village green Whittingham</p> <p>Address Line 2:</p> <p>Town/City: Whittingham</p> <p>Postcode: NE66 4RB</p> <p>Date notice served (DD/MM/YYYY): 22/09/2021</p> <p>Person Family Name:</p>

Person Role

- The Applicant
 The Agent

Title

First Name

Surname

O'Donovan

Declaration Date

22/09/2021

Declaration made

Declaration

I / We hereby apply for Householder planning & demolition in a conservation area 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

Paul O'Donovan

Date

24/08/2022

Amendments Summary

Addition of missing documents mentioned in email from Gemma Steele of the 22nd July.