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0113 222 4409

Planning Services
Merrion House
110 Merrion Centre Leeds LS2 8BB

Application for Listed Building Consent for alterations, extension or demolition of a listed building

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

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)
<input type="text" value="437168"/>	<input type="text" value="430104"/>

Description

Applicant Details

Name/Company

Title

Mr

First name

Stuart

Surname

Fox

Company Name

Address

Address line 1

The Lodge Newsam Green Road

Address line 2

Newsam Green

Address line 3

Leeds

Town/City

Leeds

Country

Postcode

LS26 8AG

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

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

Without overall loss of building volume this is a Minor Modification to change all previous approvals for extensions to be flat roof (behind a consistent parapet wall - to match existing) rather than a mix of flat roofs and pitched roofs that make the reading of the distinction of the historic fabric and extensions unclear.

Previous single storey extension approvals include
Single storey side extension
Ref. No: 21/08219/FU | Status: Application Approved

Listed building application for a single storey side extension
Ref. No: 22/01746/LI | Status: Application Approved

Sun lounge/bedroom extension to ground floor of house and detached garage
Ref. No: 0-33/52/01/MOD | Status: Non Material Amendment Approved

Single storey extension/ conservatory & detached garage to rear of house
Ref. No: 0-33/42/01/MOD | Status: Non Material Amendment Approved

Single storey extension conservatory and detached garage to rear
Ref. No: 33/110/00/FU | Status: Application Approved

Listed building application for single storey extension conservatory and detached garage to rear
Ref. No: 33/109/00/LI | Status: Application Approved

Alterations to form bathroom and extension to form kitchen to detached bungalow.
Ref. No: H33/724/80/ | Status: Application Approved

Has the development or 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

Demolition of Listed Building

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

- Yes
 No

If Yes, which of the following does the proposal involve?

a) Total demolition of the listed building

- Yes
 No

b) Demolition of a building within the curtilage of the listed building

- Yes
 No

c) Demolition of a part of the listed building

- Yes
 No

If the answer to c) is Yes

What is the total volume of the listed building?

500.00	Cubic metres
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What is the volume of the part to be demolished?

1.00	Cubic metres
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What was the date (approximately) of the erection of the part to be removed?

Month

December

Year

2001

(Date must be pre-application submission)

Please provide a brief description of the building or part of the building you are proposing to demolish

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

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Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

- Yes
 No

If Yes, please describe and include the planning application reference number(s), if known

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Single storey side extension

Ref. No: 21/08219/FU | Status: Application Approved (Parallel Minor Mod application reference to be confirmed)

Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this 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).

Alterations to existing ceilings and rooflines of none original volumes only etc...

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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:

External walls

Existing materials and finishes:

Stone

Proposed materials and finishes:

Stone to match existing

Type:

Roof covering

Existing materials and finishes:

Slate & Felt flat roof

Proposed materials and finishes:

Lead look GRP behind parapet walls

Type:

Windows

Existing materials and finishes:

white frames

Proposed materials and finishes:

white frames to match

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

This is the Design, Access and Heritage Statement.

Access

The dwelling is a single level Lodge building that provides level access, but does not have generous sized rooms.

Materials & Design

The enclosed, minor modification, proposed existing and proposed extensions alterations has been designed as a match the kitchen extension form with parapet and flat roof for all none original extensions to the Original Heritage Asset . This is intended to allow the new and original building volumes to be easily read. Quality and consistent forms will result with both wall and windows materials being a match to the host.

Description of this Minor Modification Application

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Detail

Alterations to existing ceilings and rooflines of none original volumes only etc...

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Plans

Existing and Proposed drawing supplied with the parallel planning application are ref 1747/1000-1008 v4.2 dated 21/06/2022

Plans enclosed in file "1747 v4.2 TheLodge.pdf"

1747/1000 Site Location Plan @_Leventhorpe Hall (1:1250 A3)

1747/1001 Ground Floor Plans (1:100 A3)

1747/1002 Front & Back Elevations (1:100 A3)

1747/1003 Drive & Field Elevations (1:100 A3)

1747/1004 Roof Plans (1:100 A3)

1747/1005 Site Plan (1:200 A3)
1747/1006 3D for information only (1:200 A3)
1747/1007 Sections 1+2 (1:100 A3)
1747/1008 Section 3 (1:100 A3)

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the 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

Certificates under 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

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 (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which the application relates.

Person Role

- The Applicant
 The Agent

Title

Mr

First Name

Grahame

Surname

White

Declaration Date

19/08/2022

Declaration made

Declaration

I / We hereby apply for 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 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

Grahame White

Date

19/08/2022