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## 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)

Description

## Applicant Details

### Name/Company

Title

Miss

First name

Felicity

Surname

Tocher

Company Name

### Address

Address line 1

Perrotts

Address line 2

East Lydford

Address line 3

Town/City

Somerton

Country

United Kingdom

Postcode

TA11 7HA

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

Emergency repair works to the west side extension roof, removal and reinstatement of partition stud walls, proposed demolition of one internal stone partition wall which is negatively impacting the structural integrity of the building.

Only roof work on western extension and removal of dangerous collapsing breeze block partition wall in East side extension has been carried out.

Has the development or work already been started without consent?

- Yes  
 No

If Yes, please state when the development or work was started (date must be pre-application submission)

Has the development or work already been completed 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

## Related Proposals

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

- Yes  
 No

## 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).

The plasterboard, rotten lathes and lime/gypsum plaster has been removed on the ceiling underside of the western extension roof, along with insulation and rotten rafters. We will be placing actis insulation between the new timber rafters, and plasterboarding over these. We have been advised by our roofer and specialist lime plasterer that the roof does not need to breathe between the room and open air, but as long as we retain the lime plaster on the current walls, that will be more than sufficient air flow and breathability within. The actis insulation allows air flow above the internal plaster and within the rafters.

## 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:**

Tiles hooked on failing batons, attached to 3x2 rafters with empty void (filled with leaf litter and organic debris from the slipped tiles and elder tree growing out of roof) and lathes with lime plaster ceiling, some plaster boarding.

**Proposed materials and finishes:**

External roof; existing tiles (we found more than enough spares in the outbuildings to fill the gaps) timber rafters, timber wall plates, actis boost breathable membrane, lead flashing, steel fixings, discreet timber fascia, reuse existing uPVC guttering and fixings Underside ceiling; actis insulation, plasterboard, plaster finish.

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

Perrots western roof extension.

## Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

Yes

No

If Yes, please provide details

I spoke to the neighbour who's property the roof faces, to explain what we were going to be doing, she is extremely pleased to see the building being repaired.

## 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 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

2022/1639/L1PA

Date (must be pre-application submission)

15/09/2022

Details of the pre-application advice received

Zoe has been extremely helpful explaining what we need to apply for and how we can move forward with works.

Zoe has explained we should submit a separate application for some of the works especially those we have had to start as emergency repairs.

## 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

If No, can you give appropriate notice to all the other owners?

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 (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 this application relates.

Owner

**Name of Owner:**

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

**House name:**

Perrotts

**Number:**

**Suffix:**

**Address line 1:**

Perrotts

**Address Line 2:**

East Lydford

**Town/City:**

Somerton

**Postcode:**

TA11 7HA

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

26/08/2022

**Person Family Name:**

**Name of Owner:**

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

**House name:**

Perrotts

**Number:**

**Suffix:**

**Address line 1:**

Perrotts

**Address Line 2:**

East Lydford

**Town/City:**

Somerton

**Postcode:**

TA11 7HA

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

26/09/2022

**Person Family Name:**

Person Role

The Applicant

The Agent

Title

Miss

First Name

Felicity

Surname

Tocher

Declaration Date

02/11/2022

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

Felicity Tocher

Date

02/11/2022