



Northumberland County Council

County Hall, Morpeth, Northumberland, NE61 2EF

For official use only	
Application No:	
Received Date:	
Fee Amount:	
Paid by/method:	
Receipt Number:	

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

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

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

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

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

Listed building consent for additional alterations subsequent to approval 20/01316/LBC, including dismantling and later reinstatement of wine bins, replacement of various rotted timber joists, replacement and lowering of floor to kitchen, new and raised floor to hallway, insertion of new door at first floor, addition of lightning protection to external facades, and alterations to windows on east elevation.

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?

2385.00	Cubic metres
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What is the volume of the part to be demolished?

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

Month

January

Year

1796

(Date must be pre-application submission)

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

Proposed work involves: (1) Dismantling of wine bins in basement. (2) Replacement of various rotted timber joists. (3) Replacement of kitchen floor slab. (4) Replacement of metal frame window W11 with timber sash window. (5) Replacement and enlargement of window W36.
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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)?

Reasons, with respect to numbered items above: (1) To allow waterproofing of basement. (2) For structural reasons and to prevent further damage to the building fabric. (3) To allow finished floor level of kitchen to be level with that of entrance hall. (4) To allow window W11 to match other existing windows. (5) To return window W36 to its original size and style for consistency with the other first floor window on the east elevation (window W35).
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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

20/01316/LBC - Listed Building Approval - Listed Building Consent: Internal alterations including window repairs, external render, proposed orangery extension, existing lean-to extension removed and alterations to entrance gates
20/01317/FUL - Planning Approval - Internal alterations including window repairs, external render, proposed orangery extension, existing lean-to extension removed and alterations to entrance gates
23/00134/FUL - Current application - Proposed new permanent external shed to provide storage for gardening equipment
23/00135/FUL - Current Application - Construction of new timber and steel footbridge
23/00136/FUL - Current Application - Replace low level post-and-rail fence with brick boundary wall
23/00749/LBC - Current Application - Listed Building Consent for Replace low level post-and-rail fence with brick boundary wall
23/00877/LBC - Current Application - Listed Building Consent: Repair and replace rotted timber elements found within the ceiling structure and roof above first floor bedrooms

Note: Applications to discharge conditions have not been listed above.

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).

For works to wine bins, refer to:

- RES997-BHA-DT-ZZ-DR-A-4001_S4_P03 - Wine Bins - Details
- RES997-BHA-XX-B1-DR-A-0550_S4_P03 - Existing Basement Plan
- RES997-BHA-XX-B1-DR-A-3001_S4_P06 - Proposed Basement Plan
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement

For replacement of various rotted timber joists, refer to:

- 180-22-005-P04-BasementPlanShowingStructureOver
- RES997-BHA-XX-00-DR-A-5202_S4_P01 - Proposed timber joist replacement Ground Floor
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement
- 02-03-22 at 16-24 ENQ667661 - Fri 4 Mar 2022 - John Harvey - Oakwood Hall NE41 8BJ v.1 - Redacted

For replacement of kitchen floor, and for new and raised floor to hallway (rear corridor), refer to:

- RES997-BHA-XX-00-DR-A-0551_S4_P03 - Existing Ground Floor Plan
- RES997-BHA-XX-00-DR-A-3002_S4_P05 - Proposed Ground Floor Plan
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement

For works to window W11, refer to:

- RES997-BHA-DT-ZZ-DR-A-5102_S4_P03 - Window Details
- RES997-BHA-XX-00-DR-A-0551_S4_P03 - Existing Ground Floor Plan
- RES997-BHA-XX-00-DR-A-3002_S4_P05 - Proposed Ground Floor Plan
- RES997-BHA-XX-ZZ-DR-A-0560_S4_P03 - Existing Elevations Sheet 1 of 2
- RES997-BHA-XX-ZZ-DR-A-3010_S4_P04 - Proposed Elevations Sheet 1 of 2
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement

For works to window W36, refer to:

- RES997-BHA-DT-ZZ-DR-A-5101_S4_P03 - Window Details
- RES997-BHA-XX-01-DR-A-0552_S4_P03 - Existing First Floor Plan
- RES997-BHA-XX-01-DR-A-3003_S4_P04 - Proposed First Floor Plan
- RES997-BHA-XX-ZZ-DR-A-0560_S4_P03 - Existing Elevations Sheet 1 of 2
- RES997-BHA-XX-ZZ-DR-A-3010_S4_P04 - Proposed Elevations Sheet 1 of 2
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement

For insertion of new door to first floor corridor, refer to:

- RES997-BHA-XX-01-DR-A-0552_S4_P03 - Existing First Floor Plan
- RES997-BHA-XX-01-DR-A-3003_S4_P04 - Proposed First Floor Plan
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access and Heritage Statement

For addition of lightning protection to external facades, refer to:

- 22-NE059-LXX-69-XXX (Proposed Lightning Protection Layout)
- RES997-BHA-XX-ZZ-DR-A-0560_S4_P03 - Existing Elevations Sheet 1 of 2
- RES997-BHA-XX-ZZ-DR-A-0561_S4_P03 - Existing Elevations Sheet 2 of 2
- RES997-BHA-XX-ZZ-DR-A-3010_S4_P04 - Proposed Elevations Sheet 1 of 2
- RES997-BHA-XX-ZZ-DR-A-3011_S4_P04 - Proposed Elevations Sheet 2 of 2
- RES997-BHA-XX-XX-RP-A-9024- S4_P03 - Design, Access 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:

Other

Other (please specify):

Supporting/dwarf walls to wine bins

Existing materials and finishes:

Brick

Proposed materials and finishes:

Brick (Re-use existing, or similar (where existing bricks unusable))

Type:

Other

Other (please specify):

Floor joists

Existing materials and finishes:

Timber

Proposed materials and finishes:

Timber (Where rotten timbers are removed, replace like-for-like)

Type:

Floors

Existing materials and finishes:

Kitchen: concrete floor slab. Hallway (rear corridor): concrete.

Proposed materials and finishes:

Kitchen: new insulated concrete floor. Hallway (rear corridor): insulated screed.

Type:

Windows

Existing materials and finishes:

Window W11: metal frame window. Window W36: timber casement window.

Proposed materials and finishes:

Window W11: timber sash window with timber surround. Window W36: timber sash window with internal shutters and interior panelling below.

Type:

Internal doors

Existing materials and finishes:

Generally: Timber, six recessed panels

Proposed materials and finishes:

New door (D66) to first floor rear corridor: Timber, six recessed panels

Type:

Other

Other (please specify):

Wine bin shelves

Existing materials and finishes:

Natural stone slabs

Proposed materials and finishes:

Natural stone slabs (Re-use existing, or similar (where existing stone unusable))

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

For further detail regarding works to wine bins, refer to:

- RES997-BHA-DT-ZZ-DR-A-4001_S4_P03 - Wine Bins - Details

For further detail regarding replacement of rotted timber joists, refer to:

- 180-22-005-P04-BasementPlanShowingStructureOver

- RES997-BHA-XX-00-DR-A-5202_S4_P01 - Proposed timber joist replacement Ground Floor

- 02-03-22 at 16-24 ENQ667661 - Fri 4 Mar 2022 - John Harvey - Oakwood Hall NE41 8BJ v.1 - Redacted

For further detail regarding works to window W11 and window W36, refer to:

- RES997-BHA-DT-ZZ-DR-A-5101_S4_P03 - Window Details

- RES997-BHA-DT-ZZ-DR-A-5102_S4_P03 - Window Details

For further detail regarding proposed lightning protection, refer to:

- 22-NE059-LXX-69-XXX (Proposed Lightning Protection Layout)

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

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

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

First Name

Surname

Declaration Date

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

Date