

From: Planning Inbox (FODDC) <Planning@fdean.gov.uk>

Sent: 02 May 2023 03:36:23

To: FODDCPlanningAdmin.DMS@220ICT.NET

Cc:

Subject: FW: P1561/21/LBC

Attachments: cellular_-_inside_recess_measuring_template.pdf, Cellular-Blind-Dimensions-2021.pdf, Cellular-Blinds-IG.pdf, 13644 SK-01 - Roof Structure Strengthening Requirements (Sheet 1 of 2).pdf, 13644 SK-02 - Roof Structure Strengthening Requirements (Sheet 2 of 2).pdf, 22.103_GEC_Drawings_Updated_13.09.22.pdf, Conservatory colour1.jpeg, Conservatory colour2.jpeg, Conservatory colour3.jpeg, Limestone tile.jpeg

Planning Support Team (FODDC)



**INVESTORS
IN PEOPLE**



**ENHANCED
LEVEL AWARD**

From: Planning Validation (FODDC) <Planning.Validation@fdean.gov.uk>

Sent: 02 May 2023 10:32

To: Planning Inbox (FODDC) <Planning@fdean.gov.uk>

Subject: FW: P1561/21/LBC

This is an application to be registered

Thanks

Lexi



PUBLICA



**INVESTORS
IN PEOPLE**



**ENHANCED
LEVEL AWARD**

From: Melissa Baldwin <Melissa.Baldwin@fdean.gov.uk>

Sent: 28 April 2023 15:20

To: Planning Validation (FODDC) <Planning.Validation@fdean.gov.uk>; Planning Inbox (FODDC) <Planning@fdean.gov.uk>

Dear Validation Team,

Further to the above site please can you see the email below that I have received directly. I think this should come to yourselves it appears it is an application seeking to discharge the relevant conditions.

I did deal with the original application and I presuming this is why I have received the email.

Thanks very much.

Regards, Melissa Baldwin

Melissa Baldwin
Planning Officer (Development Management)



From: Christopher Fordham [REDACTED]
Sent: 28 April 2023 15:04
To: Melissa Baldwin <melissa.baldwin@fdean.gov.uk>
Cc: David Haigh <david@jmeconservation.co.uk>
Subject: P1561/21/LBC

To whom it may concern,

Please see below for details of proposed compliance with the conditions required under the consent for application P1561/LBC at Underdean House, Blakeney.

Condition 2 - Please see attached proposals from the structural engineer. Some urgent work had to be carried out to preserve the structure of the building. This included the insertion of one new steel across the join of the cat slide roof with the main roof and the insertion of concrete and steel lintels above the large ground floor opening at the gable end. These are included in the Structural Engineering from Goodhinds.

The scheme for the purlins and ridge beam has now been superseded by new drawings from Rowntree. These new proposals have reassessed the grade of the timbers. Steel work must still be fastened to the purlins as a structural requirement. Including some steel "shoes" either side of the truss. These will be painted black to give the appearance of older steel work. The ridge beam requires either significant steel work or it can be replaced and the rafters re-fixed and hung against it using hangers. The preference is to replace this beam.

Condition 3 - As per the architects' drawings submitted with the application, ground floors have been safely excavated with BCO consultation. These will be laid with 200mm of Glapor insulation. Underfloor heating pipes will be secured on top and 100mm of limecrete screed will be laid over the top. These will be finished with a light grey limestone tile that matches exactly the tiles previously approved for use in the kitchen and conservatory floor of Underdean House. Please see photo 1 attached.

The first floor will be boarded with oak boards and varnished or waxed to closely match the staircase finish.

Condition 4 - Drawings of the proposed staircase and handrail design can be delivered to council offices or collect by the Conservation Officer on site. FODDC planning to advise. The staircase will be of oak construction and lightly varnished or waxed.

Condition 6 - Glazing at the gable end ground floor will feature pleated blackout blinds that are electrically operated and wholly contained inside the sealed double glazed units. The blinds are not visible when fully retracted. <https://www.betweenlassblinds.co.uk/motorised-battery-powered/>

The first floor gable end window will use an electrically operated cellular blind. This is housed in a slim cassette at the top of the window recess that will be hidden by the window frame from view when seen from the outside. The blind is not visible when retracted as it is wholly concealed inside the narrow cassette housing. Simple screw in fixings will be made into the masonry at the top of the window reveal as the blind will sit inside the window recess. Installation instructions from poweredblinds.co.uk are attached. The blinds will be light grey in colour. The cellular blind will also add an element of insulation when deployed.

Blinds to the glazing of the shower room and main entrance door will be as described for the upper floor gable end.

Blinds to the Velux heritage rooflights will be supplied as per the manufacturer's specification. They are fitted to a white painted track that will blend with the with internal joinery of the supplied units.

All blinds will be electrically operated by remote control. To comply with the mitigation for light emissions for the summer roosting maternity colony of Lesser Horseshoe Bats in the summer months in the neighbouring coach house, all blinds will be "smart". That is to say that they will also be controlled and actuated via an internet enable smart home controller. This will deploy all the blinds to the fully closed position at sunset each day. Because the hub is internet enabled this time will be automatically adjusted to the exact time of local sunset each day. As a result, no external light sensors will be required to control the operation of the blinds.

Condition 8 - External joinery and guttering will be finished in Farrow & Ball's Manor House Grey. This matches the finish to the conservatory attached to Underdean House that had been agreed by the CO on that project photos attached.

Further work on the roof structure is required next week. If a site visit is necessary, please advise and attend as soon as possible. I look forward to receiving your comments and your approval.

Kind regards,

Chris Fordham