

This form is specifically designed to be printed and completed offline.

Please complete this form in block capitals using black ink to facilitate scanning.

You are advised to read the accompanying guidance notes and per-question help text.

If you would rather make this application online, you can do so on our website: https://www.planningportal.co.uk/apply

Application for Planning Permission

Town and Country Planning Act 1990 (as amended)

Privacy Notice

This form is provided by Planning Portal and based on the requirements provided by Government for the sole purpose of submitting information to the Local Planning Authority in accordance with the legislation detailed on this form and 'The Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended).

Please be aware that once you have downloaded this form, Planning Portal will have no access to the form or the data you enter into it. Any subsequent use of this form is solely at your discretion, including the choice to complete and submit it to the Local Planning Authority in agreement with the declaration section.

Upon receipt of this form and any supporting information, it is the responsibility of the Local Planning Authority to inform you of its obligations in regards to the processing of your application. Please refer to its website for further information on any legal, regulatory and commercial requirements relating to information security and data protection of the information you have provided.

Local Planning Authority details:



Growth and Regeneration Business Unit Castle House, Great North Road, Newark, Nottinghamshire NG24 1BY

Telephone: 01636 650000 Email: customerservices@nsdc.info

Website: www.newark-sherwooddc.gov.uk/planning/

Publication on Local Planning Authority websites

Information provided on this form and in supporting documents may be published on the authority's planning register and website. Please ensure that the information you submit is accurate and correct and does not include personal or sensitive information. If you require any further clarification, please contact the Local Planning Authority directly.

1. Applic	1. Applicant Name and Address								
Title:	Mr First name: M								
Last name:	SHIPMAN								
Company (optional):									
Unit:	House House suffix:								
House name:	BROAD OAK								
Address 1:	OLD RUFFORD ROAD								
Address 2:	RUFFORD								
Address 3:									
Town:	NEWARK								
County:	NOTTS								
Country:									
Postcode:	NG22 9DD								

2. Agent Name and Address									
Title:	Mr	First name:	CLIVE						
Last name:	LYONS								
Company (optional):	CLIVE L	YONS DES	SIGN						
Unit:		House number: 1 House suffix:							
House name:									
Address 1:	BARONS DRIVE								
Address 2:	BOUGH	TON							
Address 3:									
Town:	NEWAR	NEWARK							
County:	NOTTS								
Country:									
Postcode:	NG22 90	SY SY							

3. Descri	ption of the Proposal		
Please desc	ribe the proposed development, including any change	of use:	
	HANGE OF USE FROM REDUNDANT ANN THE NORTH AND WEST ELEVATIONS.	EX TO DWELLI	NG INCLUDING EXTENSIONS
Has the buil	ding, work or change of use already started?	Yes	No
If Yes, pleas started (DD,	e state the date when building, work or use were /MM/YYYY):		(date must be pre-application submission)
Has the buil	ding, work or change of use been completed?	Yes	No
	e state the date when the building, work or se was completed (DD/MM/YYYY):		(date must be pre-application submission)
	umber of permission in principle being relied on etails consent applications only):		
(within the	osal for public service infrastructure development meaning of article 2 of S.I. 2015/595 as amended by S.I. 746/2021)?	Yes V	No
Please prov Unit: House name: Address 1: Address 2: Address 3: Town: County: Postcode (optional): Description	Iddress Details ide the full postal address of the application site. House number: Suffix: ANNEX ADJACENT TO BROAD OAK OLD RUFFORD ROAD RUFFORD NEWARK NOTTS NG22 9DD of location or a grid reference. completed if postcode is not known): Northing:	authority about to lif Yes, please con you were given. (application more Please tick if the known, and then Officer name: YONG BROWN Reference: 03/01501/ (must be pre-application of pre-application more given.)	r prior advice been sought from the local this application? Yes No No nplete the following information about the advice (This will help the authority to deal with this e efficiently). full contact details are not a complete as much as possible:

6. Pedestrian and Vehicle Access, Road	ds and Righ	ts of Way	7. Waste Storage and Collection		14
Is a new or altered vehicle access proposed to or from the public highway?	Yes	No	Do the plans incorporate areas to store and aid the collection of waste?	Yes	No
Is a new or altered pedestrian			If Yes, please provide details:		
access proposed to or from the public highway?	Yes	No	BIN COLLECTION AS EXISTING		
Are there any new public roads to be provided within the site?	Yes	No			
Are there any new public rights of way to be provided within or adjacent to the site?	Yes	No			
Do the proposals require any diversions /extinguishments and/or creation of rights of way?	Yes	No	Have arrangements been made for the separate storage and collection of recyclable waste?	Yes	√No
If you answered Yes to any of the above que details on your plans/drawings and state the (s)/drawings(s)			If Yes, please provide details:		
	enough that	a fair-minde	en and transparent. For the purposes of this que ed and informed observer, having considered the local planning authority.		
Do any of the following statements apply to	you and/or a	agent?	Yes No With respect to the authorit (a) a member of staff (b) an elected member (c) related to a member of so (d) related to an elected me	taff	
If Yes, please provide details of their name, i	ole and how	you are rela	ted to them.		
					Į,

9. Materials If applicable, please sta	te what ma	terials are to be used externa	ally. Include	type, colour and name for e	ach material:		
	Existing (where ap	plicable)		Proposed		Not applicable	Don't Know
Walls	BRICKV	VORK		BRICKWORK TO MA EXISTING	TCH THE		
Roof	CONCR	ETE ROOF TILES		CONCRETE ROOF T MATCH THE EXISTII	TILES TO NG		
Windows	WHITE	uPVC		WHITE uPVC			
Doors	WHITE	uPVC		WHITE uPVC			
Boundary treatments (e.g. fences, walls)				ALL BOUNDARIES T LEFT OPEN	O BE	\checkmark	
Vehicle access and hard-standing	COMP	ACTED HARDCORE		COMPACTED HARD	CORE		
Lighting						✓	
Others (please specify)							
Are you supplying add	itional info	rmation on submitted plan(s	s)/drawing(s	 /design and access stateme	nt? Yes		No
lf Yes, please state refe	rences for t	he plan(s)/drawing(s)/desigr	n and access	statement:			
PRELIMII AND PLA	NARY BA NNING S	AT ROOST ASSESSM STATEMENT	MENT, FL	OOD RISK ASSESSM	ENT		
I O. Vehicle Parkin	a						
	_	the existing and proposed n	number of or	n-site parking spaces:			
Type of Vehic	/ehicle Total Tota Existing		al proposed (including Difference spaces retained) in space				
Cars Light goods vehi public carrier veh	icles/ nicles	2	2		0		
Motorcycles	i						
Disability spac	es						

Cycle spaces

Other (e.g. Bus)

Other (e.g. Bus)

11. Foul Sewage	12. Assessment of Flood Risk
Please state how foul sewage is to be disposed of:	Is the site within an area at risk of flooding? (Refer to the
Mains sewer Cess pit	Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)
Septic tank Other	☐ Yes ☐ No
Package treatment plant	If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.
Are you proposing to connect to the existing drainage system? Yes No	Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? Yes No
If Yes, please include the details of the existing system on the application drawings and state references for the	watercourse (e.g. river, stream or beck)? Will the proposal increase the flood risk elsewhere? Yes No
plan(s)/drawing(s):	How will surface water be disposed of?
	Sustainable drainage system Existing watercourse
	Soakaway Pond/lake
	Main sewer
13. Biodiversity and Geological Conservation	14. Existing Use
, J	Please describe the current use of the site:
To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological	ANNEX TO BROAD OAK NOW REDUNDENT
conservation features may be present or nearby and whether	
they are likely to be affected by your proposals. Having referred to the guidance notes, is there a reasonable	Is the site currently vacant?
likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to	If Yes, please describe the last use of the site:
or near the application site?	The last use of the site.
a) Protected and priority species:	
Yes, on the development site	
Yes, on land adjacent to or near the proposed development	When did this use end (if known)?
☐ No	DD/MM/YYYY (date where known may be approximate)
b) Designated sites, important habitats or other biodiversity features:	Does the proposal involve any of the following?
Yes, on the development site	If yes, you will need to submit an appropriate contamination assessment with your application.
Yes, on land adjacent to or near the proposed development No	Land which is known to be contaminated? Yes
c) Features of geological conservation importance:	Land where contamination is suspected for all or part of the site?
Yes, on the development site	
Yes, on land adjacent to or near the proposed development	A proposed use that would be particularly vulnerable to the presence of contamination?
▼ No	to the presence of contamination?
15. Trees and Hedges	16. Trade Effluent
Are there trees or hedges on the	Does the proposal involve the need to
proposed development site? And/or: Are there trees or hedges on land adjacent to the	dispose of trade effluents or waste? If Yes, please describe the nature, volume and means of disposal
proposed development site that could influence the development or might be important as part of the local landscape character? Yes	of trade effluents or waste
If Yes to either or both of the above, you <u>may</u> need to provide a full Tree Survey, at the discretion of your local planning authority. If a	
Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning	
authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to	
design, demolition and construction - Recommendations'.	

ECAB 2021

	Propos	ed	Hous	sing					Exist	ing H	lous	ing			
Market Housing	Not known	1	Num 2	ber of	Bedr 4+	ooms Unknown	Total	Market Housing	Not known		Numl 2	per of	Bedr 4+	ooms Unknown	Tota
Houses				1			а	Houses		/	_				1 a
Flats/maisonettes				_			Ь	Flats/maisonettes							ь
Sheltered housing							С	Sheltered housing							C
Bedsit/studios							d	Bedsit/studios							d
Cluster flats							е	Cluster flats							е
Other							f	Other							f
- Carlei		То	tals (a	ı + b +	c + d	(+e+f)=	A	o their		Tot	tals (a	ı + b +	- c + d	+e+f=	F
Social, Affordable			Num	her of	Redr	ooms	Total	Social, Affordable			Num	ner of	Redr	ooms	Total
or Intermediate Rent	Not known	1	2	3	4+	Unknown		or Intermediate Rent	Not known		2	3	1	Unknown	
Houses							а	Houses							а
Flats/maisonettes							Ь	Flats/maisonettes							Ь
Sheltered housing							С	Sheltered housing							С
Bedsit/studios							d	Bedsit/studios							d
Cluster flats							е	Cluster flats							е
Other							f	Other							f
		То	tals (d	i + b +	c + d	(+e+f)=	В		·	Tot	tals (c	+ b +	- c + d	+e+f)=	G
Affordable Home Ownership	Not known	1	Num 2	ber of	Bedr 4+	ooms Unknown	Total	Affordable Home Ownership	Not known	-	Numl 2	per of		ooms Unknown	Total
Houses		- 1			4+	OTIKTIOWIT	а	Houses		<u> </u>			'+ -	OTIKHOWII	а
Flats/maisonettes							Ь	Flats/maisonettes							ь
Sheltered housing							<i>C</i>	Sheltered housing							
Bedsit/studios							d	Bedsit/studios							d
Cluster flats							е	Cluster flats							е
Other							f	Other							f
Other		То	tals (d	1 + b +	c+d	(+e+f) =	C	outer .		Tot	tals (a	ı + b +	- c + d	+ e + f) =	Н
	Not					ooms	Total		Not		Numl	oer of	Bedr	ooms	Tota
Starter Homes	known	1	2	3	4+	Unknown		Starter Homes	known		2	3		Unknown	_
Houses							а	Houses							а
Flats/maisonettes							Ь	Flats/maisonettes							Ь
Bedsit/studios							С	Bedsit/studios							С
Other							d	Other							d
			To	otals (a + b	+c+d)=	D				To	tals (ía + b	+c+d)=	/
Self Build and Custom Build	Not known	1	Num 2	ber of	Bedr 4+	ooms Unknown	Total	Self Build and Custom Build	Not known		Numl 2	oer of	Bedr 4+	ooms Unknown	Tota
Houses							а	Houses							а
Flats/maisonettes							Ь	Flats/maisonettes							Ь
Bedsit/studios							С	Bedsit/studios							С
Other							d	Other							d
			To	otals (a + b	+c+d)=	Е				To	tals (a + b	+c+d)=	J
Total proposed res	idential	unit	s (A	+ B +	$C + \overline{L}$	(+E) =	1]	Total existing	residenti	al uni	its	(F + G)	+ H +	(1+J) =	1

		-		in or change of u	-		pace? Yes	V	No
If you	u have answe	red Yes to th		estion above plea	ase add details	in the follow	ing table:		
Us	se class/type c	of use	Not applicable	Existing gross internal floorspace (square metres)	Gross internal to be lost by use or den (square n	change of nolition	Total gross internal floorspace proposed (including change of use)(square metres)		Net additional gross internal floorspace following development (square metres)
A1	Sho	ps							
	Net trada	ble area:							
A2	Financi profession	al and							
A3	Restaurants								
A4	Drinking esta	ablishments							
A5	Hot food to	akeaways							
B1 (a)	Office (othe	er than A2)							
B1 (b)	Researd develop								
B1 (c)	Light ind								
B2	General ir	ndustrial							
B8	Storage or c	listribution							
C1	Hotels and								
C2	reside Residential i								
D1	Non-resi								
D2	institu Assembly a								
OTHER									
Please									
Specify	Tot								
In add			ial ind	titutions and ho	stals plassa ade	ditionally inc	licate the loss or g	ain of ro	noms
11	Type of use	Not		ng rooms to be I	ost by change	Total room	s proposed (inclu		Net additional rooms
Class	,	applicable		of use or dem	olition	ch	anges of use)		TVCC dadicional rooms
C1	Hotels Residential								
	Institutions								
OTHER Please									
Specify									
19. Em	ployment								
Please co	omplete the fo	ollowing inf	ormat	ion regarding er	nployees:				
				Fu ll -time	Part-	-time			full-time iivalent
Exi	isting employ	ees							
Pro	posed employ	yees							
===== 20. Ho	urs of Oper	nina							
	-	•	f oper	ning (e.g. 15:30) f	or each non-res	sidential use	proposed:		
	Use		•	to Friday	Saturda		Sunday and Bank Holiday		Not known
			<u> </u>				Darik Holludy:	,	
21. Site	Αros	•				<u> </u>			
			0	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	022				
Please sta	ate the site ar	ea in hectar	es (na) 0.1	033				

22. Industrial or Commercial Processes and Machinery							
Please describe the activities and processes to be carried out on the site and the end produ plant, ventilation or air conditioning. Please type of machinery which may be installed or	cts including include the						
Is the proposal a waste management development? Yes No							
If the answer is Yes, please complete the foll	owing table		V =				
	를 inclui	ding engineer wance for cov	of the void in c ring surcharge a er or restoration aste or litres if li	nd making no n material (or	Maximum annual op throughput in to (or litres if liquid v	nnes	
lnert landfill							
Non-hazardous landfill							
Hazardous landfill							
Energy from waste incineration							
Other incineration							
Landfill gas generation plant							
Pyrolysis/gasification							
Metal recycling site							
Transfer stations							
Material recovery/recycling facilities (MRFs)							
Household civic amenity sites							
Open windrow composting							
In-vessel composting							
Anaerobic digestion							
Any combined mechanical, biological and/ or thermal treatment (MBT)							
Sewage treatment works							
Other treatment							
Recycling facilities construction, demolition and excavation waste							
Storage of waste							
Other waste management							
Other developments							
Please provide the maximum annual operat	ional throug	hput of the fo	llowing waste s	treams:			
Municipal							
Construction, demolition and e							
Commercial and industr	rial						
Hazardous				11			
If this is a landfill application you will need t planning authority should make clear what	o provide fu information	it requires on	its website.	application car	i be determined. Your w	aste	
23. Hazardous Substances							
Does the proposal involve the use or storage the following materials in the quantities stat	•	Yes	No [Not applica	ble		
If Yes, please provide the amount of each su	bstance that	is involved:					
Acrylonitrile (tonnes)	Ethylen	e oxide (tonne	es)		Phosgene (tonnes)		
Ammonia (tonnes)	Hydrogen o	yanide (tonne	es)	Sul	phur dioxide (tonnes)		
Bromine (tonnes)	Liquid	oxygen (tonne	es)		Flour (tonnes)		
Chlorine (tonnes)	quid petrole	um gas (tonne	es)	Refined	d white sugar (tonnes)		
Other:			Other:				
Amount (tonnes):			Amount (tonn	es):			

24. Ownership Certificates and Agricultural Land Declaration

One Certificate A, B, C, or D, must be completed with this application form CERTIFICATE OF OWNERSHIP - CERTIFICATE A

Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14 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* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, o is part of, an agricultural holding**

owner* of any part of the land or building is part of, an agricultural holding**	g to which the ap	oplication relates, and that none of the	e land to which the a	pplication relates is, or
NOTE: You should sign Certificate B, C application relates but the land is, or is	or D, as approp part of, an agr	riate, if you are the sole owner of th icultural holding.	ne land or building t	to which the
* "owner" is a person with a freehold intere ** "agricultural holding" has the meaning of	st or leasehold in given by reference	terest with at least 7 years left to run. e to the definition of "agricultural tenan	t" in section 65(8) of tl	he Act.
Signed - Applicant:		Or signed - Agent:		Date (DD/MM/YYYY):
Mr. M. SHIPMAN				31/08/2023
Town and Country Planning (Der I certify/ The applicant certifies that I has 21 days before the date of this application relates. * "owner" is a person with a freehold interest "agricultural tenant" has the meaning gate.	velopment Man ve/the applicant on, was the own st or leasehold in	er* and/or agricultural tenant** of all terest with at least 7 years left to run.	ryone else (as listed ny part of the land o	below) who, on the da
Name of Owner / Agricultural Tenant		Address		Date Notice Served

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

24. Ownership Certificates and Agricultural Land Declaration (continued) **CERTIFICATE OF OWNERSHIP - CERTIFICATE C** Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14 I certify/ The applicant certifies that: Neither Certificate A or B can be issued for this application All reasonable steps have been taken to find out the names and addresses of the other owners* and/or agricultural tenants** of the land or building, or of a part of it, but I have/ the applicant has been unable to do so. * "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 The steps taken were: Name of Owner / Agricultural Tenant Date Notice Served Address Notice of the application has been published in the following newspaper On the following date (which must not be earlier (circulating in the area where the land is situated): than 21 days before the date of the application): Signed - Applicant: Or signed - Agent: Date (DD/MM/YYYY): **CERTIFICATE OF OWNERSHIP - CERTIFICATE D** Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14 I certify/ The applicant certifies that: Certificate A cannot be issued for this application

All reasonable steps have been taken to find out the names and addresses of everyone else 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 to which this application relates, but I have/ the applicant has been unable to do so.

owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meani	g given in section 65(8) of the To	vn and Country Planning Act 1990
----------------------------------------	------------------------------------	----------------------------------

The steps taken were: Notice of the application has been published in the following newspaper On the following date (which must not be earlier (circulating in the area where the land is situated): than 21 days before the date of the application): Signed - Applicant: Or signed - Agent: Date (DD/MM/YYYY):

25. Planning Application Requirement		information in succ	uport of vo	proposal Failure to	submit all	
Please read the following checklist to make sure y information required will result in your application the Local Planning Authority (LPA) has been subn	n being deemed inv	ralid. It will not be o	considered v	ralid until all informat	tion required	by
The original and 3 copies* of a completed and da application form:	The correct fee: The original and 3 copies* of a design and access statement, if required (see help text and guidance notes for details): The original and 3 copies* of a fire statement, if required (see help text and guidance notes for details):					
The original and 3 copies* of the plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North:					√	
The original and 3 copies* of other plans and drawinformation necessary to describe the subject of t	The original and 3 copies* of the completed, dated Ownership Certificate (A, B, C or D – as applicable) and Article 14 Certificate (Agricultural Holdings):					
*National legislation specifies that the applicant n total of four copies), unless the application is subr LPAs may also accept supporting documents in el You can check your LPA's website for information	mitted electronically lectronic format by	or, the LPA indicat post (for example, c	te that a sma on a CD, DVD	Iller number of copie O or USB memory stic	s is required.	
Plans can be bought from one of the Planning Po	ortal's accredited su	ppliers: https://www	w.planningp	ortal.co.uk/buyaplan	ningmap	
26. Declaration /we hereby apply for planning permission/conse nformation. I/we confirm that, to the best of my/o genuine opinions of the person(s) giving them. Signed - Applicant: Mr. M. SHIPMAN 27. Applicant Contact Details Telephone numbers Country code: National number:	nt as described in thour knowledge, any Or signed - Agent: Extension number:	28. Agent Co Telephone numb	e and accura	ate and any opinions Date (DD/MM/YYYY): 31/08/2023 ails	given are the	ot be tion)
Country code: Mational number. Mobile number (optional): Fax number (optional):	number.	Country code:		nber (optional):		ei.
Email address (optional):		Email address (o	ntional)·			
29. Site Visit						
Can the site be seen from a public road, public foo	•	r other public land?	Yes	No		
If the planning authority needs to make an appoil out a site visit, whom should they contact? (<i>Please</i>	ntment to carry e select only one)	Agent	Applio		different from	
f Other has been selected, please provide:			•	agendap	F.1.631.123 GC10	
Contact name:		Telephone numb	er:			

Email address: