



CITY OF
Lincoln
COUNCIL

City of Lincoln Council

Directorate of Development & Environmental Services

City Hall

Beaumont Fee

Lincoln LN1 1DF

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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

Mr

First name

Joseph

Surname

Jackson

Company Name

Address

Address line 1

Greestone House

Address line 2

Greestone Place

Address line 3

Town/City

Lincoln

County

Country

Postcode

LN2 1PP

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)

Gas pipe to the property replaced due to existing steel pipe (imperial) no longer used or legal.
Cadent (Gas) have to use plastic pipe per government guidelines.
The proposed pipe (75mm) would be approx. 60cm in height fixed flush to the wall with a pipe to the internal gas metre.
The pipe would be painted black to match all existing external downpipes.

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

Materials

Does the proposed development require any materials to be used?

Yes

No

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

**** REDACTED ****

First Name

**** REDACTED ****

Surname

**** REDACTED ****

Reference

Greestone House - GAS

Date (must be pre-application submission)

03/10/2023

Details of the pre-application advice received

As discussed on site, there is provision within the listed building consent process to allow for emergency works via a written notice. This is where works have to be carried out to a listed building as a matter of urgency for example as in this case, to forestall imminent collapse. Such works will still require listed building consent just as in any other case and wherever possible, listed building consent should be obtained, or at least applied for in advance. However, in this case, it is acknowledged that this is not practicable and therefore we expect the listed building consent to be applied for as soon as possible to retain the works that have been carried out and agree a way forward. Written notice, therefore, must be given to us as the local Planning as soon as reasonable practicable – this notice must justify in detail why the works are being or were carried out, and in particular:

1) That they were urgently necessary in the interests of health and safety or for the preservation of the building

The works are urgent as the mains gas pipe to the property has been cut through. This has resulted in Cadent (Gas) on site. Due to the age of the property and the age of the gas mains pipes and metre the materials are no longer in use, following government policy these have to be replaced with a plastic pipe to meet the updated code

2) That the same result could not have been achieved by repair work or temporary supports

There are no other options. The pipe will be flush to the wall about 600mm in height and painted black.

3) That the works were limited to minimum measures immediately necessary.

The works have/are been carried out with minimal impact on the property and all existing materials are reused and replaced.

Response from Conservation Officer -

'Thank you Joseph,

I am content for the works, limited to the scope as discussed in these emails, to progress as 'emergency works'. I expect a listed building consent application to be submitted within 21 days.'

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

Declaration

I/We hereby apply for Listed building consent as described in the questions answered, details provided, and the 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 opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published 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

Joseph Jackson

Date

04/10/2023