



**Basingstoke
and Deane**

Basingstoke and Deane Borough Council
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Householder Application for Planning Permission for works or extension to a dwelling

Town and Country Planning 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

Dr

First name

Brett

Surname

Grellier

Company Name

BGPS (Brett Grellier Psychology Services)

Address

Address line 1

Old School House

Address line 2

Farleigh Road

Address line 3

Cliddesden

Town/City

Basingstoke

County

Country

United Kingdom

Postcode

RG252JL

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 proposed works

1. Replace the rotted picket fencing and gate at the front of the property, with like for like 1200mm(H) wooden fencing
2. Replace the rotted fence panels at the boundary between Old School House and The Jolly Farmer pub, with like for like 1500mm(H) wooden panels.
3. Add 1200mm(H) picket gate and fence between retaining wall and South West corner of the house (not attached to the house).
4. Add 1200mm(H) picket fence from the North East corner of the house (not attached to the house) to the hedge at the front of the property with a 1200mm(H) picket gate on the existing path.
5. Replace fallen and ivy-damaged rear fence panels at the North West of the property, with like-for-like 1500mm(H) wooden panels.
6. Erect 1500mm(H) wooden fence panels, matching those to those at the rear of the property, on the boundary between Old School House and The Forge from the North West corner to the existing Old School House and The Forge boundary hedge, which coincides with the line of the inner rear wall of the car park.
7. Add a 1200mm(H) wooden picket fence from the North end of the hedge at the front of the property across to the wall at the left of the steps leading up from the car park.
8. Add 1200mm(H) wooden picket fencing on either side of the walls edging the steps leading from the car park.
9. Add 1200mm(H) wooden picket gate at the top of the steps leading from the car park.

Has the work already been started without consent?

- Yes
 No

Materials

Does the proposed development require any materials to be used externally?

- Yes
 No

Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

- Yes
 No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

- Yes
 No

Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicle access proposed to or from the public highway?

- Yes
 No

Is a new or altered pedestrian access proposed to or from the public highway?

- Yes
 No

Do the proposals require any diversions, extinguishment and/or creation of public rights of way?

- Yes
 No

Parking

Will the proposed works affect existing car parking arrangements?

- 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

Email 13-09-23

13/09/2023

Details of the pre-application advice received

For the replacement of, or erection of new, fencing you would need to apply for planning permission due to the fact it would be within the curtilage of a listed building, as set out in Schedule 2, Part 2, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (GPDO). You would not need to apply for listed building consent unless you are proposing to attach the fencing/gates to the listed building itself, which I imagine is unlikely.

There would be no concerns regarding the replacement of the existing boundary fence and gate to match the existing.

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 and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

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

Is any of the land to which the application relates part of an Agricultural Holding?

- 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* 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, or is part of, an agricultural holding**

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

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- The Applicant
 The Agent

Title

Dr

First Name

Brett

Surname

Grellier

Declaration Date

05/11/2023

Declaration made

Declaration

I/We hereby apply for Householder planning permission 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

Brett Grellier

Date

2023/11/27

Amendments Summary

The location plan has been updated to match the title deeds.
The block plan has the proposed fencing in the correct positions.

