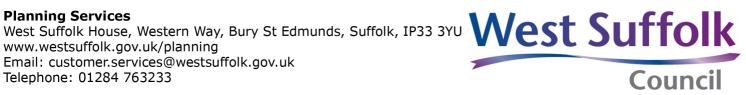
Planning Services

www.westsuffolk.gov.uk/planning

Email: customer.services@westsuffolk.gov.uk

Telephone: 01284 763233



Application for a Lawful Development Certificate for a Proposed Use or Development

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 recommendation	ns based on the answers given in the questions.	
If you cannot provide a postcode, the description help locate the site - for example "field to the No	n of site location must be completed. Please provide the most accurate site description you can, to orth of the Post Office".	
Number	9	
Suffix		
Property Name		
Address Line 1		
Church Lane		
Address Line 2		
Address Line 3		
Suffolk		
Town/city		
Barton Mills		
Postcode		
IP28 6AU		
Description of site location must	be completed if postcode is not known:	
Easting (x)	Northing (y)	
571695	273685	
Description		

Applicant Details
Name/Company
Title
Mr
First name
Darren
Surname
Fulcher
Company Name
Address
Address line 1
9churchlane
Address line 2
Barton mills
Address line 3
Town/City
Bury st Edmunds
County
Country
United Kingdom
Postcode
lp286au
Are you an agent acting on behalf of the applicant?
○ Yes Ø No
Contact Details
Primary number
**** REDACTED *****

Secondary number
Fax number
Email address
***** REDACTED ******
Description of Proposal
Does the proposal consist of, or include, the carrying out of building or other operations?
⊙ Yes
○ No
If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)
We are planning to build a single storey rear extension to the rear of our property. We are looking to do this under permitted development and we have designed the extension with this in mind. We plan to extend out six metres and the width will be five and a half metres. The extension will consist of a utility room with a toilet and a lounge type room with a roof lantern and french doors. The toilet and utility rooms will both have windows with frosted glass windows. There will also be a double glazed side door. The extension will be of brick construction which will match the house bricks and the roof will be a single ply membrane roof in a dark grey colour. The height of the extension will not exceed three metres.
Does the proposal consist of, or include, a change of use of the land or building(s)?
○ Yes
⊙ No
Has the proposal been started? ○ Yes
⊘ No
Grounds for Application
Information about the existing use(s)
Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful
We are extending from our original house wall by six metres and this falls in the category of permitted development. We have already been informed that we do not need prior approval after submitting an application form for this. We believe our proposal meets the regulations for permitted development.
Please list the supporting documentary evidence (such as a planning permission) which accompanies this application
Prior approval not required Application number: DC/23/1580/HPA
Select the use class that relates to the existing or last use.
Please select

C2 - Residential institutions
Is the proposed operation or use
✓ Permanent✓ Temporary
Why do you consider that a Lawful Development Certificate should be granted for this proposal?
We believe that a lawful development certificate should be granted for this proposal as our extension meets the criteria required for permitted development. Our neighbours adjoining our property boundary have been informed of our development and have no objections. We have designed the extension to have no impact on our neighbours and feel we have done everything we can to achieve a lawful development certificate.
Site Visit
Can the site be seen from a public road, public footpath, bridleway or other public land?
YesNo
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?
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
RE: PREAPP/23/171- 9 Church lane Barton Mills
Date (must be pre-application submission)
14/07/2023

Information about the proposed use(s)

Select the use class that relates to the proposed use.

Details of the pre-application advice received
This proposal can be submitted under a prior approval application.
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
Interest in the Land
Please state the applicant's interest in the land
Declaration
I/We hereby apply for Lawful development: Proposed use 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
Darren Fulcher
Date
05/11/2023