

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

mRS

First name

Patricia

Surname

Eaton

Company Name

Address

Address line 1

Killarney Farnham Road

Address line 2

Holt Pound

Address line 3

Town/City

Farnham

County

Hampshire

Country

Postcode

GU10 4LE

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

**** REDACTED ****

Secondary number

**** REDACTED ****

Fax number

Email address

**** REDACTED ****

Description of Proposed Works

Please describe the proposed works

Killarney is a two storey detached house set in 1.1 hectares. constructed circa 1900 with few alterations since that time. The design brief was to provide additional space at ground floor level for family activities and convert the loft space to a principal bedroom with an en-suite.

The proposed works involve the demolition of a conservatory and the previous kitchen extension and replace these with a games room and a family room to the rear together with space for a home office. To the front of the property emphasis has been to retain as much of the existing style as practicable, continuing with either face brickwork or render to match the existing for the changes to the side elevations / extensions.

The existing floor area of the property is 372.6 sq.m. The new floor area is 468.4 sq.m. plus 68.0 sq.m. gained with the loft conversion. The additional space created is primarily at ground floor level with single store extensions.

A Design Statement forms part of this application.

Due to the close proximity to Alice Holt Forest, a bat survey was undertaken. A copy of the report and recommendations will be forwarded under separate cover at is exceeds 20K KB. The contractor shall be instructed accordingly to proceed with the methodology.

Minimal work has been undertaken to the house in recent years therefore attention will be paid with regard to energy aspects and sustainability. Many of the windows shall be replaced and attention will be paid to the up-grading of roof, wall and floor U-Values. A climate change and sustainability checklist forms part of this application.

Solar panels are included as part of the design proposal, the existing on-site foul drainage system shall be replaced an consideration is being given to the potential of storage and re-use of rainwater.

Has the work already been started without consent?

Yes

No

Materials

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

Yes

No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

Type:

Roof

Existing materials and finishes:

Pitched roofs are tiled

Proposed materials and finishes:

New roofs or any repairs undertaken with tiles to match

Type:

Walls

Existing materials and finishes:

Face brickwork. Painted render.

Proposed materials and finishes:

New elevations are shown on the drawings using matching bricks and render painted to match existing.

Type:

Windows

Existing materials and finishes:

Majority are wood framed, painted white.

Proposed materials and finishes:

Repairs shall be undertaken to windows where practicable or replaced, re-produced to match the existing features. The extension to the family room is to have specialist glazing and doors, aluminium framed and powder coated.

Type:

Doors

Existing materials and finishes:

Wood doors, most part of fully glazed.

Proposed materials and finishes:

Repairs undertaken of replacement in timber to match.

Type:

Boundary treatments (e.g. fences, walls)

Existing materials and finishes:

Time close boarded fencing to the front of the property with wired fencing to the remainder of the boundaries.

Proposed materials and finishes:

A separate application will be submitted to replace the fencing, generally to match existing but with improved sight lines to the vehicular entrances.

Type:

Vehicle access and hard standing

Existing materials and finishes:

Macadam finish.

Proposed materials and finishes:

The new finish shall be permeable, This will be advised with the separate application as previously noted.

Type:

Lighting

Existing materials and finishes:

Outside lights to building to facilitate access and security.

Proposed materials and finishes:

Light positions to be revised as necessary to accommodate the building changes proposed with this application.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

Yes

No

If Yes, please state references for the plans, drawings and/or design and access statement

EXISTING Survey drawings prepared by Marvin & Partners Limited

22 / 5821

DR 01 Ground Floor Plan

DR 02 First Floor Plan

DR 03 Loft

DR 04 Roof

DR 05 South East and South West Elevations

DR 06 North East and North West Elevations

DR 07 Existing garage elevations

PROPOSED Design drawings prepared by MEM Property Services

94321

DR 07 Location plan and site plan (showing trees in vicinity of the house)

DR 08 Proposed plans

DR 09 Proposed elevations and sections

DR 10 Schedule of areas

94321 Design Statement

94321 Climate Change and Sustainability Check list for Killarney

94321 Killarney photographs - elevations

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

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings.

Shown on DR 02 Site Plan

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

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

Mr

First Name

Michael

Surname

Madgwick

Declaration Date

27/09/2023

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

Michael Madgwick

Date

27/09/2023