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### For office use only

Applic. No.  Date Received   
Fee  Receipt No.

## 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

Ms.

First name

Hannah

Surname

Ross

Company Name

### Address

Address line 1

31 Broadgates Avenue

Address line 2

Address line 3

Town/City

Barnet

County

Enfield

Country

Postcode

EN4 0NU

Are you an agent acting on behalf of the applicant?

Yes

No

### Contact Details

Primary number

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

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## Description of Proposed Works

Please describe the proposed works

### PROPOSAL

#### GROUND FLOOR

To enhance the overall symmetry of the building, the front of the house will undergo some modifications. The aim is to relocate the main stair to the centre of the house, which will greatly improve access throughout the building and create a better layout. The centre part of the house will be transformed into a more functional space, featuring a TV room, storage, and an entrance hall. The garage will remain in its current location.

At the back of the house, the ground floor will be extended to match the existing rear extension. This will create a new living area and office space, while the current kitchen layout will be improved. Additionally, a new boot room and WC will be added to the rear of the building. These modifications will not only improve the functionality of the space but will also add to the overall aesthetic appeal of the building.

#### FIRST FLOOR

We are planning some small but impactful changes to the First Floor level. Our goal is to improve the overall layout & size of the existing bedrooms by making some alterations to the internal walls. In addition, we will be adding better storage options to every bedroom, as well as a bathroom for added convenience.

#### LOFT

The loft space will receive major transformation, which currently feels like a large corridor, into a functional & comfortable guest bedroom & a beautiful master bedroom. Additionally, we are excited to create a modest office space & a spacious storage area towards the front of the building to make the most of the available space. We have decided to replace the two existing dormers with three new dormers of similar size to bring in more natural light & create an even more inviting atmosphere.

#### ELEVATIONS

The front elevation will be subtly yet significantly altered as the main entrance moves to a more central position. This will not only bring balance to the dwelling, but also allow for more natural light to flow through the property. Additionally, a second hip roof bay will be constructed, providing better balance and allowing for the main internal staircase to be relocated.

At the rear, a new extension will seamlessly blend in with the existing building. The large sloping roof on the existing extension will be replaced with a modern flat roof, which will not only look reduce the bulkiness of the existing extension but also allow for more daylight to enter the bedrooms at the first floor. The roof height will remain almost unchanged, but the hip to gable alteration on both sides of the roof will provide better utilisation of the floor area. These changes will surely enhance the overall aesthetics and liveability of the building.

Has the work already been started without consent?

Yes

No

## Site information

**Please note:** This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

## Title number(s)

Please add the title number(s) for the existing building(s) on the site. If the site has no title numbers, please enter "Unregistered".

<b>Title Number:</b> MX347715
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## Energy Performance Certificate

Do any of the buildings on the application site have an Energy Performance Certificate (EPC)?

Yes

No

Please enter the reference number from the most recent Energy Performance Certificate (e.g. 1234-1234-1234-1234-1234)

2339-0921-9000-0468-9226
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## Further information about the Proposed Development

**Please note:** This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

What is the Gross Internal Area to be added to the development?

400.00	square metres
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Number of additional bedrooms proposed

1
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Number of additional bathrooms proposed

2
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## Development Dates

**Please note:** This question is specific to applications within the Greater London area.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

When are the building works expected to commence?

03/2024	
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## 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:**

Walls

**Existing materials and finishes:**

Dark Brown Brick

**Proposed materials and finishes:**

Brick to match existing at the Ground Floor & white render at the First floor

**Type:**

Roof

**Existing materials and finishes:**

Dark brown Roof tile

**Proposed materials and finishes:**

To match existing

**Type:**

Windows

**Existing materials and finishes:**

Double glazed PVC

**Proposed materials and finishes:**

Tripple glazed timber windows with aluminium cladding

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

2204.PA attached to this application

## 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 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

## Vehicle Parking

**Please note:** This question contains additional requirements specific to applications within Greater London.

The Mayor can request relevant information about spatial planning in Greater London under [Section 346 of the Greater London Authority Act 1999](#).

[View more information on the collection of this additional data and assistance with providing an accurate response.](#)

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces?

- 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

23/02575/PREAPP

Date (must be pre-application submission)

10/10/2023

Details of the pre-application advice received

Attached to the 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

## 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

Marek

Surname

Redo

Declaration Date

18/12/2023

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

Marek Redo

Date

18/12/2023