



Planning Services, Council Offices  
 Seaclose, Fairlee Road  
 Newport, Isle of Wight, PO30 2QS  
 Tel (01983) 823 552 Fax (01983) 823 563/851  
 Email [development@iow.gov.uk](mailto:development@iow.gov.uk)  
 Web [www.iwight.com/planning](http://www.iwight.com/planning)

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| TCP/       |
| Date rec'd |

## 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

Mr

First name

Darren

Surname

Wood

Company Name

### Address

Address line 1

10 Landguard Manor Road

Address line 2

Address line 3

Town/City

SHANKLIN

County

Country

United Kingdom

Postcode

PO37 7HZ

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

Title: Planning Application for First Floor Extension to Garage Providing Annexed Accommodation.

Description:

We are delighted to submit a planning application for a first-floor extension to the garage at 10 Landguard Manor Road, with the primary goal of creating dedicated annexed accommodation tailored to the specific needs of a family member. This proposed extension reflects our commitment to maintaining familial bonds while adhering to the local planning regulations and guidelines.

History

Planning approval for demolition of Sun room and lumber room; proposed alterations and extensions to include 1st floor level accommodation within roof space; detached garage and garden store. Approved 26th August 2021 - LPA planning ref: 21/01387/HOU. Construction for this approved application has commenced although it is at a very early stage and the homeowner is currently working on the main house extension.

Design Overview:

The proposed annexed accommodation will feature a meticulously planned layout, including a well-appointed bedroom, a fully accessible bathroom, and a versatile living area. The architectural design emphasizes functionality, comfort, and seamless integration with the existing structure, ensuring a harmonious addition to the property.

Inclusive Amenities:

In line with our commitment to exclusivity, the annexed accommodation will be equipped with amenities catering to the specific requirements of the family member. Special attention has been given to incorporating accessible features in the bathroom, while heating, ventilation, and insulation systems will be designed to meet UK standards for comfortable living.

Privacy and Independence:

The layout of the annexed accommodation is strategically designed to offer maximum privacy and independence. The living space is carefully separated while maintaining a convenient link to the main household, striking a balance between familial closeness and individual autonomy.

Architectural Harmony:

Our proposal ensures that the material selection for the extension aligns with the existing building, adhering to architectural standards. Windows and doors will be strategically placed to optimize functionality and aesthetic continuity. The architectural modifications will enhance the overall character of the property, contributing positively to the local street scene.

Community Considerations:

We welcome open communication with neighbors and local planning officials to address any concerns, ensuring the proposed extension aligns harmoniously with the local community.

In conclusion, our planning application for a first-floor extension to provide annexed accommodation is a thoughtfully designed and comprehensive project. We believe this endeavor will not only meet the specific needs of our family member but also contribute positively to the architectural

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:**

Spanish Slate with black ridges; UPVC White Soffit and Fascia; Black Hunter heritage forged guttering and downpipes.

**Proposed materials and finishes:**

Spanish Slate with black ridges; UPVC White Soffit and Fascia; Black Hunter heritage forged guttering and downpipes.

**Type:**

Walls

**Existing materials and finishes:**

Approved planning application ref: 21/01387/HOU - Red brick lower wall with white Hardi Plank above

**Proposed materials and finishes:**

To Match the Approved planning - Red brick lower wall with white Hardi Plank above

**Type:**

Windows

**Existing materials and finishes:**

UPVC double glazing - finished externally matt black with white interior

**Proposed materials and finishes:**

to match existing approved material - UPVC double glazing - finished externally matt black with white interior

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

Plan Number A115

## 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

## 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

Darren

Surname

Wood

Declaration Date

04/02/2024

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

Darren Wood

Date

04/02/2024