
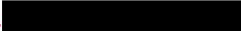


Fredrick Adam Ltd
Architecture & Planning
Unit 22, Lymington Farm
18 Lymington Bottom Road
Medstead
Alton,
Hampshire
GU34 5EW

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e. 
www.fredrickadam.com

14 February 2024

Basingstoke and Deane Borough Council
Civic Offices
London Street
Basingstoke
RG21 4AH

Submitted via the Planning Portal (Ref: PP-12742226)

Dear Sir/Madam

DEMOLITION OF THE REAR CONSERVATORY, DETACHED SINGLE STOREY GARAGE, LEAN-TO AND SHED STRUCTURE. ERECTION OF A TWO STOREY REPLACEMENT GARAGE WITH ACCOMMODATION INCIDENTAL TO THE ENJOYMENT OF THE DWELLINGHOUSE ABOVE. ERECTION OF AN OUTDOOR STRUCTURE TO COVER THE EXISTING OUTDOOR KITCHEN AT FOXGLOVES, POWNTLEY COPSE, ALTON, HAMPSHIRE, GU34 4DL

Fredrick Adam Ltd has been instructed by Ms N Fletcher and Mr P Williams, to submit a planning application for the following on land within the planning unit of Foxgloves (“the site”):

“Demolition of the rear conservatory, detached single storey garage, lean-to and shed structure. Erection of a two storey replacement garage with accommodation incidental to the enjoyment of the dwellinghouse above. Erection of an outdoor structure to cover the existing outdoor kitchen.”

SUBMISSION MATERIALS

The application comprises the following documents, plans and supporting information:

Fee, Forms and Correspondence

- Completed planning application form, certificate ‘a’ and agricultural holdings certificate.
- A fee for the sum of £322 to cover the statutory planning application fee (paid via the Planning Portal).



- Cover letter dated 14 February 2024 prepared by Fredrick Adam Ltd summarising the submission material and the proposal.
- Completed Community Infrastructure Levy (CIL) - Form 1: CIL Additional Information dated 14 February 2024.
- Community Infrastructure Levy (CIL) - Form 2: Assumption of Liability February 2024.
- Community Infrastructure Levy (CIL) - Form 7: Self Build Exemption Claim Part 1 dated 14 February 2024.

Supporting Reports

- **Planning Design and Access Statement** dated 14 February 2024 prepared by Fredrick Adam Ltd.

Plans and Application Drawings

- **Drawing Number FA-R-22-10-A-100:** Site Location Plan.
- **Drawing Number FA-R-22-10-A-101:** Existing Site Block Plan.
- **Drawing Number FA-R-22-10-A-102:** Existing Topographical Survey.
- **Drawing Number FA-R-22-10-A-103:** Existing Buildings Plans.
- **Drawing Number FA-R-22-10-A-104:** Existing Building Elevations.
- **Drawing Number FA-R-22-10-A-105:** Proposed Site Block Plan.
- **Drawing Number FA-R-22-10-A-107H:** Proposed Ground Floor Plan.
- **Drawing Number FA-R-22-10-A-108H:** Proposed First Floor Plan.
- **Drawing Number FA-R-22-10-A-109H:** Proposed Roof Plan.
- **Drawing Number FA-R-22-10-A-110H:** Proposed Elevations 01.
- **Drawing Number FA-R-22-10-A-111:** Proposed Outdoor Kitchen Structure.
- **Drawing Number FA-R-22-10-A-112B:** Proposed Garage Plans.
- **Drawing Number FA-R-22-10-A-113B:** Proposed Garage Elevations.
- **Drawing Number FA-R-22-10-A-114:** Site Photograph Documents.

Background Information Submitted to Support the Application

In the determination of this application, weight will be given to material considerations.



For the purpose of section 70(2) of the 1990 Act, we understand that previous decisions should be given weight as “material considerations.”

The following decision notices have been issued granting permission for a development at Powtley Copse in the last five years.

- Decision notice dated 19 October 2022 (LPA Ref: 22/02408/HSE) for the conversion of an outbuilding to a self contained annex at Farthings, Powntley Copse.
- Decision notice dated 2 September 2022 (LPA Ref: 22/01919/HSE) for a first floor front extension and single storey side and rear extensions at Farthings, Powntley Copse.
- Decision notice dated 29 July 2022 (LPA Ref: 22/01582/HSE) for a single storey extension with internal alterations and tile hanging to the front elevation at Wychbury, Powntley Copse.
- Decision notice dated 6 November 2019 (LPA Ref: 19/02482/HSE) for the erection of a single storey rear extension at Ashley House, Powntley Copse.

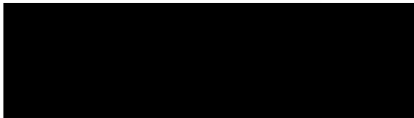
We trust the information submitted is sufficient to enable the Council to validate and determine this planning application. I await details of the case officer so I can arrange a site visit.

I welcome a planning update from the case officer following the end of the three-week statutory consultation period.

If further details are required please do not the hesitate to contact me via email at:  or on 

Kind regards

Yours faithfully



KERRY DAMES
DIRECTOR

For and on behalf of Fredrick Adam Ltd