

Householder Application for Planning Permission for works or extension to a dwelling. Town and Country Planning Act 1990

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.

1. Site Address

Number	67
Suffix	
Property name	Hazel Cottage
Address line 1	Smarts Lane
Address line 2	
Address line 3	
Town/city	Loughton
Postcode	IG10 4BU

Description of site location must be completed if postcode is not known:

Easting (x)	542136
Northing (y)	196256

Description

2. Applicant Details

Title	Mr & Mrs
First name	
Surname	Elliott
Company name	
Address line 1	Hazel Cottage, 67, Smarts Lane
Address line 2	
Address line 3	
Town/city	Loughton
Country	

2. Applicant Details

Postcode

IG10 4BU

Are you an agent acting on behalf of the applicant?

☒ Yes ☐ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

Title

Mr

First name

Mark

Surname

Webster

Company name

EV Architects Ltd

Address line 1

Studio 7, 21-24 Hickman Avenue

Address line 2

Highams Park

Address line 3

Town/city

LONDON

Country

United Kingdom

Postcode

E49GA

Primary number

Secondary number

Fax number

Email

4. Description of Proposed Works

Please describe the proposed works:

Proposed removal of existing kitchen outrigger, a full width ground floor extension and first floor rear extension.

Has the work already been started without consent?

☒ Yes ☐ No

5. 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):

Walls	
Description of existing materials and finishes (optional):	Rendered Masonry
Description of proposed materials and finishes:	Rendered Masonry

5. Materials

Roof	
Description of existing materials and finishes (optional):	Slates
Description of proposed materials and finishes:	Slates

Windows	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	Timber Casements

Doors	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	Timber Framed Bifolds or Sliding doors

Are you supplying additional information on submitted plans, drawings or a design and access statement? ☐ Yes ☒ No

6. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development? ☐ Yes ☒ No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? ☐ Yes ☒ No

7. 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

8. Parking

Will the proposed works affect existing car parking arrangements? ☐ Yes ☒ No

9. 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

10. 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:

10. Pre-application Advice

Title	<input type="text"/>
First name	<input type="text"/>
Surname	<input type="text"/>
Reference	EF\2021\ENQ\00707

Date (Must be pre-application submission)

11/08/2021

Details of the pre-application advice received

Character and appearance:

No. 67 is a 2-storey mid terrace dwellinghouse located to the east of Smarts Lane.

The proposed replacement ground floor rear extension and first floor extension is considered of a design, scale and siting that is keeping with the character and appearance of the property and surrounding area complying with policy DBE9 and DBE10 of the adopted Local Plan and policy DM9 and DM10 of the Local Plan Submission Version, 2017.

Neighbouring amenities:

It is not considered that the proposal would result in any harmful amenity implications to the adjoining properties, in line with policy DBE9 and DM9 of the adopted Local Plan and the SVLP, 2017.

Likely Officer Recommendation to SUPPORT this proposal

This is a formal response to your pre-application submission and provides you with the relevant constraints and planning considerations. Please note however that this is for advisory purposes only and is not binding on the Council or its Members when assessing the merits of any planning application subsequently received. Also, these views are purely officer opinion and are given without prejudice to the final decision of the Council on any planning application received, particularly as no consultation has been carried out with the Parish/Town Council and residents living within close proximity to the site.

11. 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.

☐ Yes ☒ No

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?

12. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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	Mark
Surname	Webster
Declaration date (DD/MM/YYYY)	31/08/2021

☒ Declaration made

13. Declaration

I/we hereby apply for planning permission/consent as described in this form 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. ☒

Date (cannot be pre-application)

31/08/2021