

## 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 and Mrs

First name

s

Surname

Weerasekara

Company Name

### Address

Address line 1

11 The Copse

Address line 2

Address line 3

Gloucestershire

Town/City

Gloucester

Country

Postcode

GL4 3FR

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

Country

Postcode

## Contact Details

Primary number

Secondary number

Fax number

Email address

## Description of Proposed Works

Please describe the proposed works

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:**

Tiles

**Proposed materials and finishes:**

Tiles to match existing

**Type:**

Walls

**Existing materials and finishes:**

Red brick

**Proposed materials and finishes:**

Red brick to match existing

**Type:**

Windows

**Existing materials and finishes:**

UPVC

**Proposed materials and finishes:**

Coated aluminium to colour match existing

**Type:**

Doors

**Existing materials and finishes:**

UPVC

**Proposed materials and finishes:**

Coated aluminium and composite

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

1612 001 Rev A Existing Ground Floor A3  
1612 002 Rev A Proposed Ground Floor A3  
1612 003 Rev A Existing and Proposed First Floor A3  
1612 004 Existing Elevations A3  
1612 005 Rev A Proposed Elevations A3  
1612 006 Location Plan A3  
1612 007 Site Plan A3  
1612 008 Existing Block Plan A3  
Design And Access Statement Rev A  
Existing Boundary Trees Photographs A3  
Existing Photographs 1 A3  
Existing Photographs 2 A3

## 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.

1612 002 Rev A Proposed Ground Floor A3

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

First Name

Surname

Declaration Date

31/10/2022

Declaration made

## Declaration

I / We hereby apply for Householder planning permission as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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

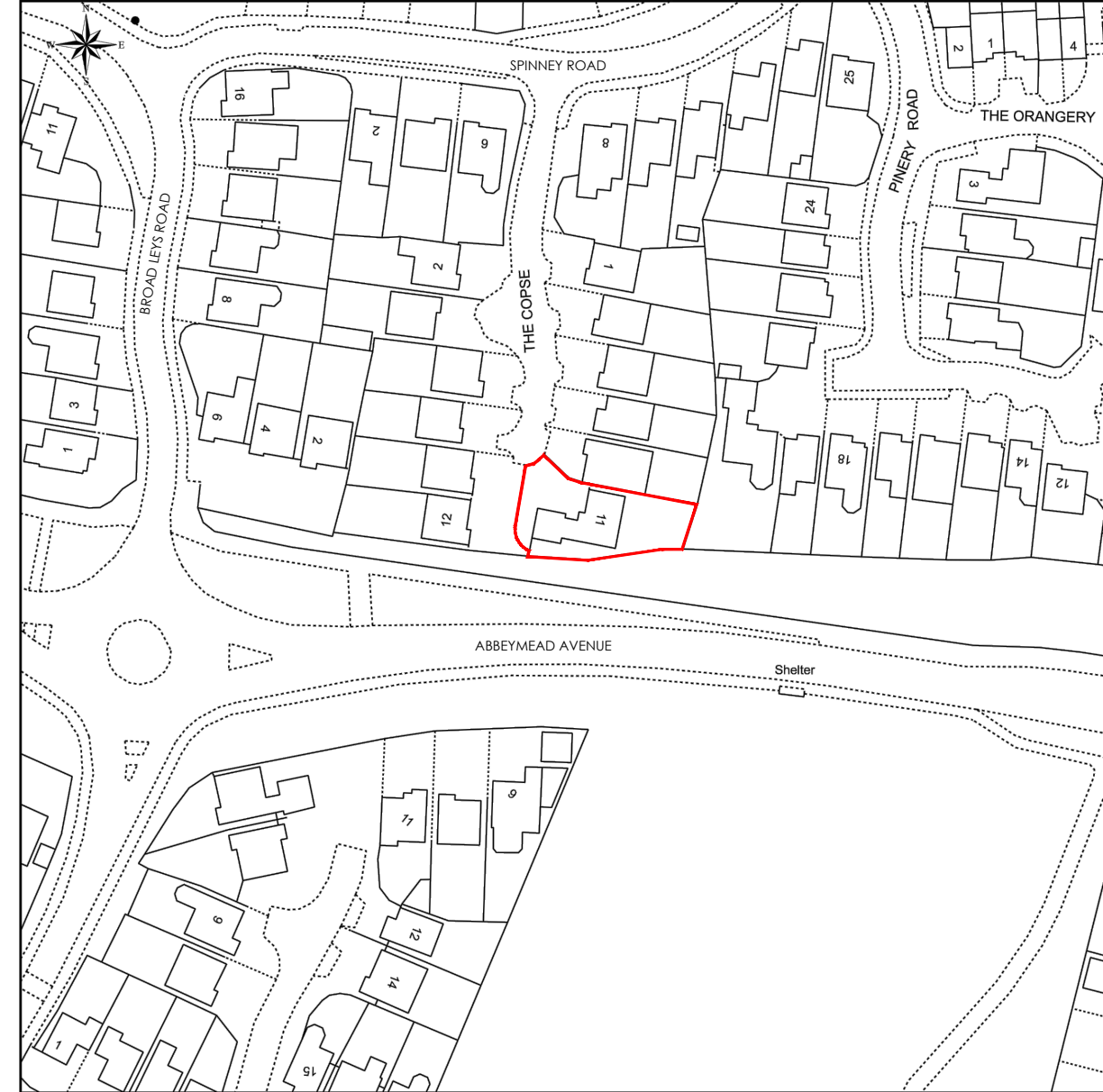
Howard Mudd

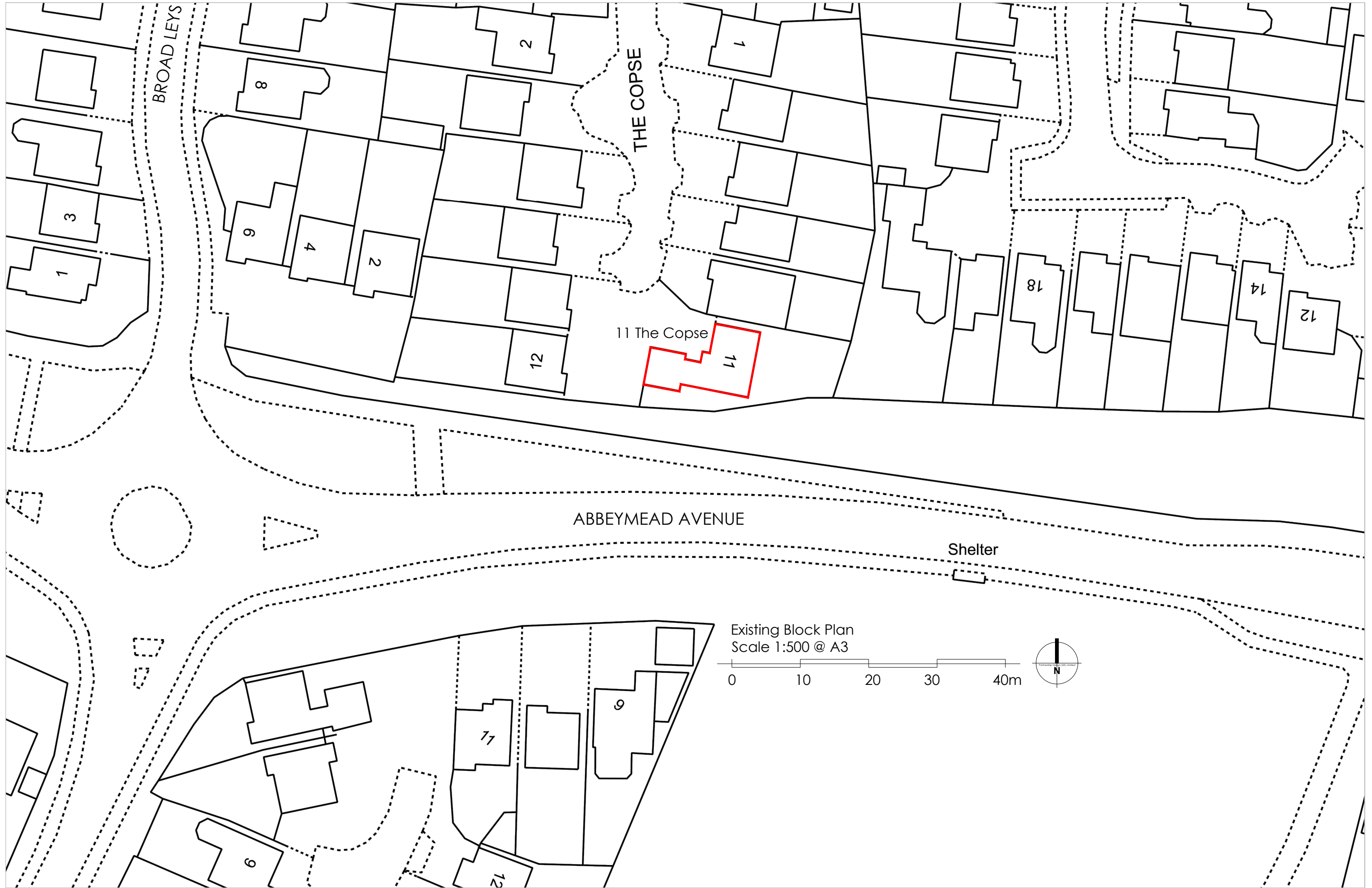
Date

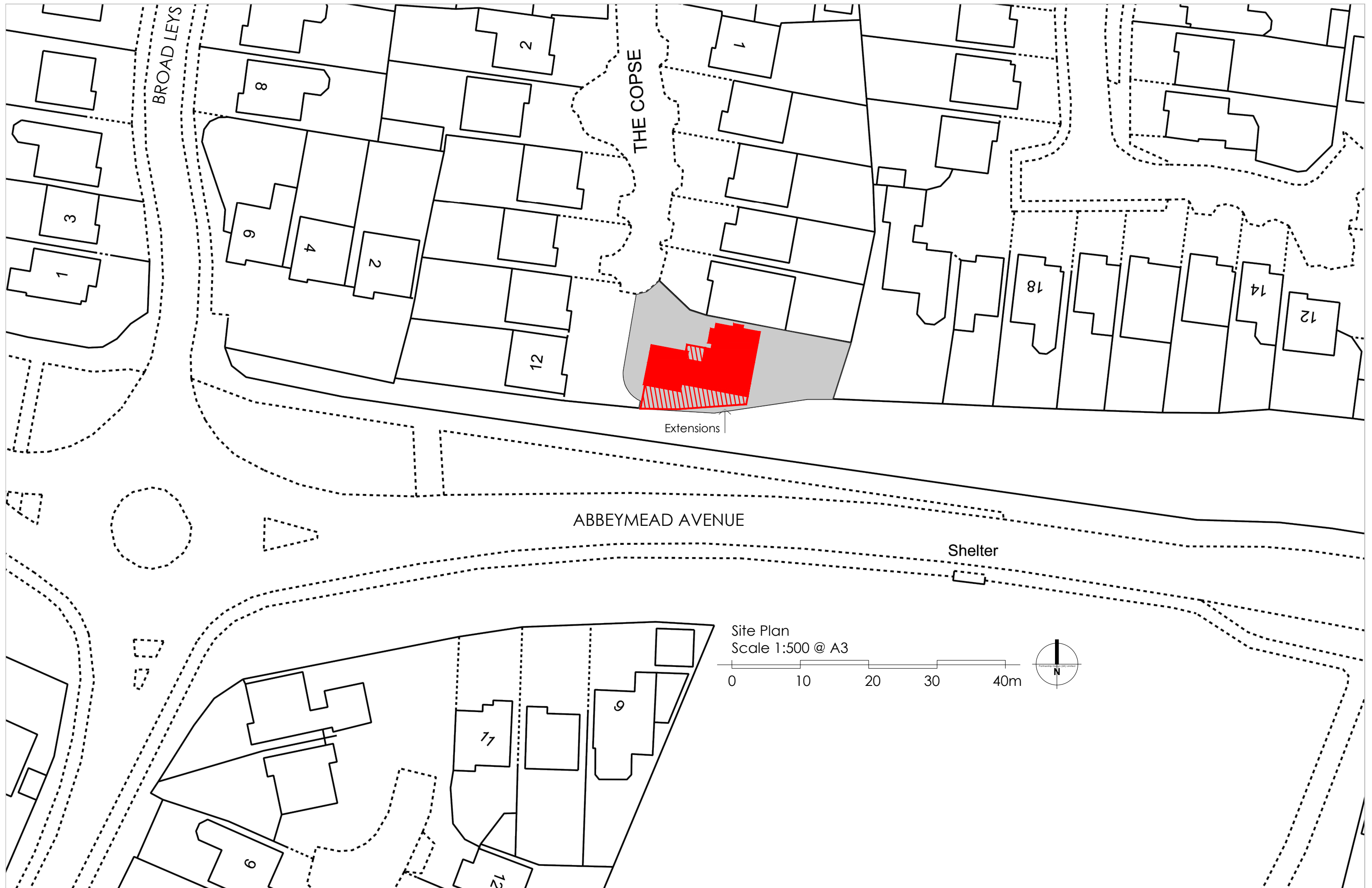
31/10/2022

Location Plan  
Scale 1:1250 @ A3

0 10 20 30 40 50m







## **Design and Access Statement – Revision A**

11 The Copse  
Barnwood  
Gloucester  
GL4 3FR

### **Introduction**

The proposed scheme is for a two storey side extension, part garage conversion, single storey front entrance and side extensions with internal alterations.

### **Context**

The property is a detached modern house situated on a large housing development at the end of a cul-de-sac, with neighbouring properties primarily on the north and west elevations. The south elevation is concealed from the main road by an existing row of trees. The trees are unaffected by the proposed scheme with no felling or pruning and therefore retaining the roadside screen.

### **Use**

The proposal development will provide additional living space to both ground and first floor levels

### **Amount**

The proposed scheme will provide an additional 67m<sup>2</sup>, including the converted garage space, for the combined floor levels.

Existing/Proposed Ground Floor, 65/119m<sup>2</sup> - First Floor 55/68m<sup>2</sup>

### **Layout**

The proposed scheme is predominantly positioned on the south elevation of the property, between the side of the dwelling up to the boundary.

### **Scale**

The proposed development has been deliberately sized so that the existing dwelling remains dominant, with a large section of the proposed scheme concealed between the main house and the trees along the boundary.

### **Appearance/Design**

The proposed scheme has been designed to fit within the side wedge shaped garden space, to minimise any impact on the main neighbouring property and to utilise an effective dead space within the overall plot. The extensions will be finished with red brick and tiled roofs, both to match existing. New windows are added to each room area, with larger windows to the new central area to maximise natural daylight on the shaded elevation.

### **Access**

No alterations to pedestrian or vehicle access with existing driveway providing park space for four cars



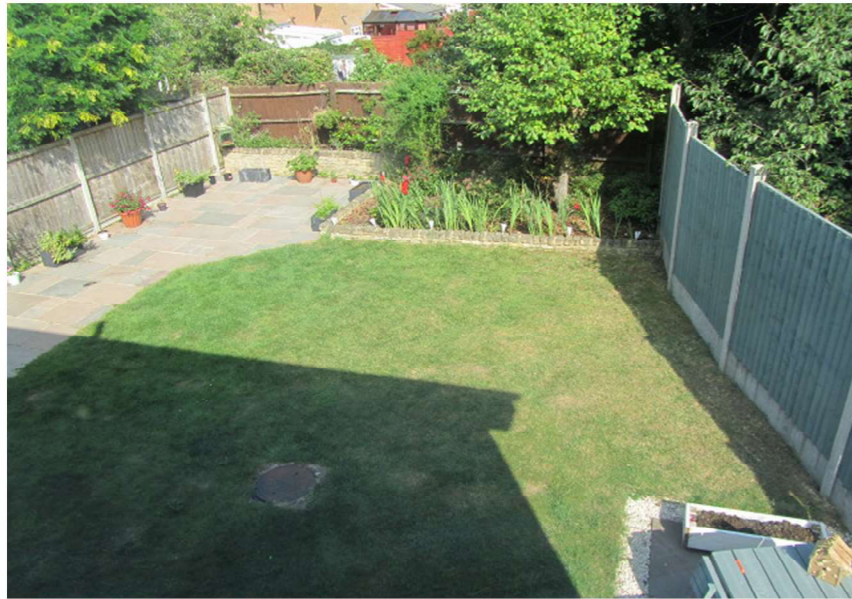


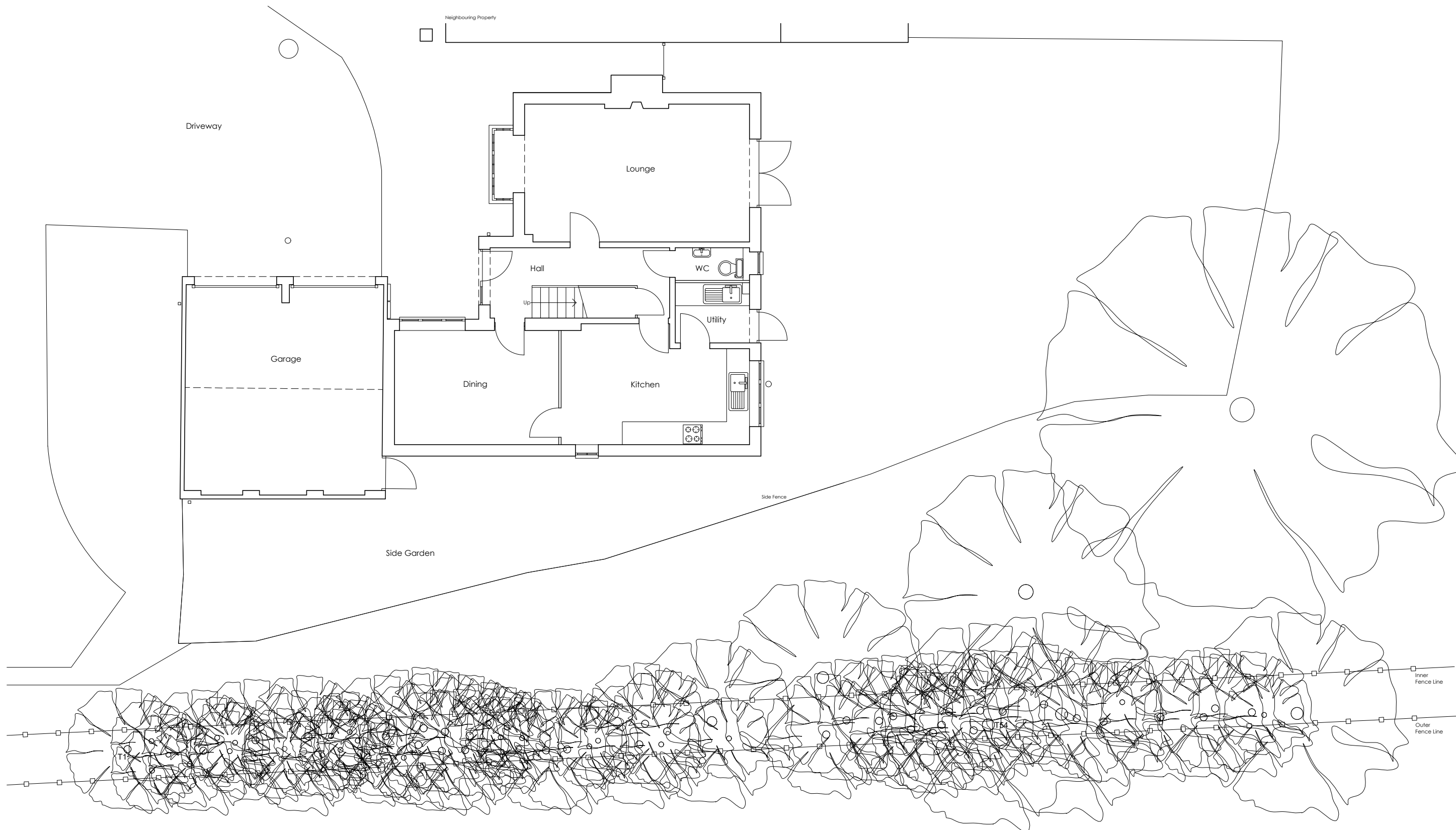
View from Abbeymead Avenue - South Elevation.  
Existing trees outside boundary line, concealing property



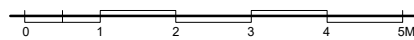


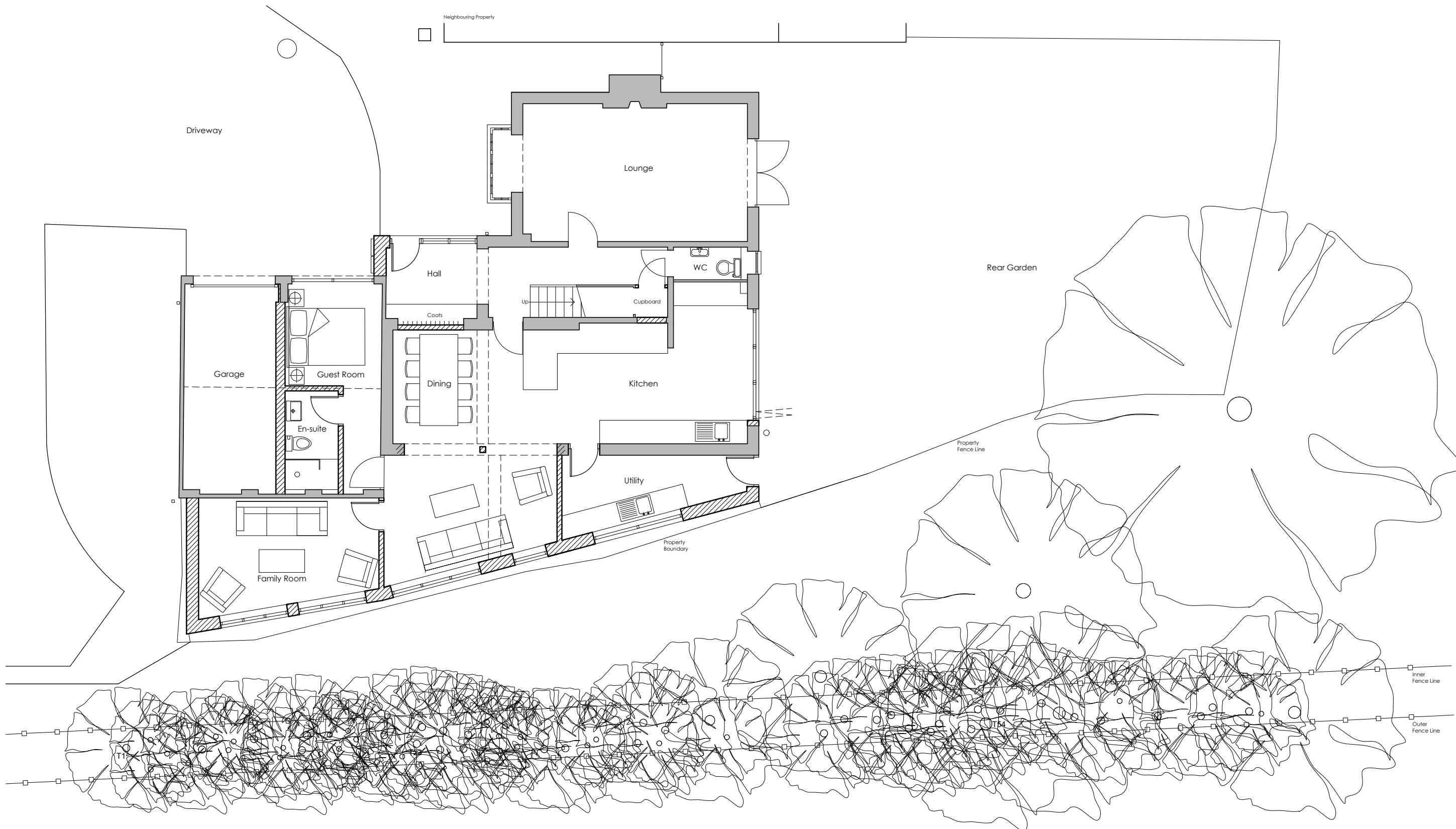
Front view from road showing neighbouring property



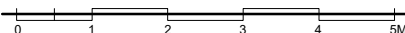


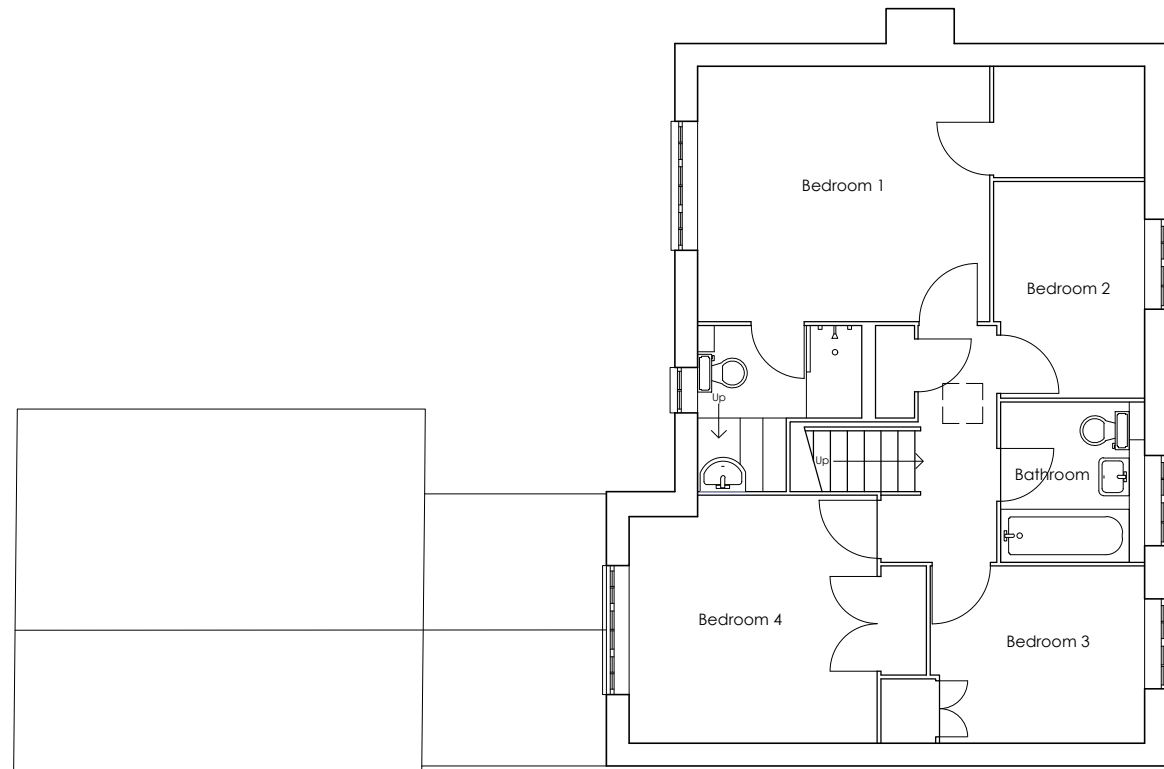
**Existing Ground Floor**  
Scale 1:100 @ A3



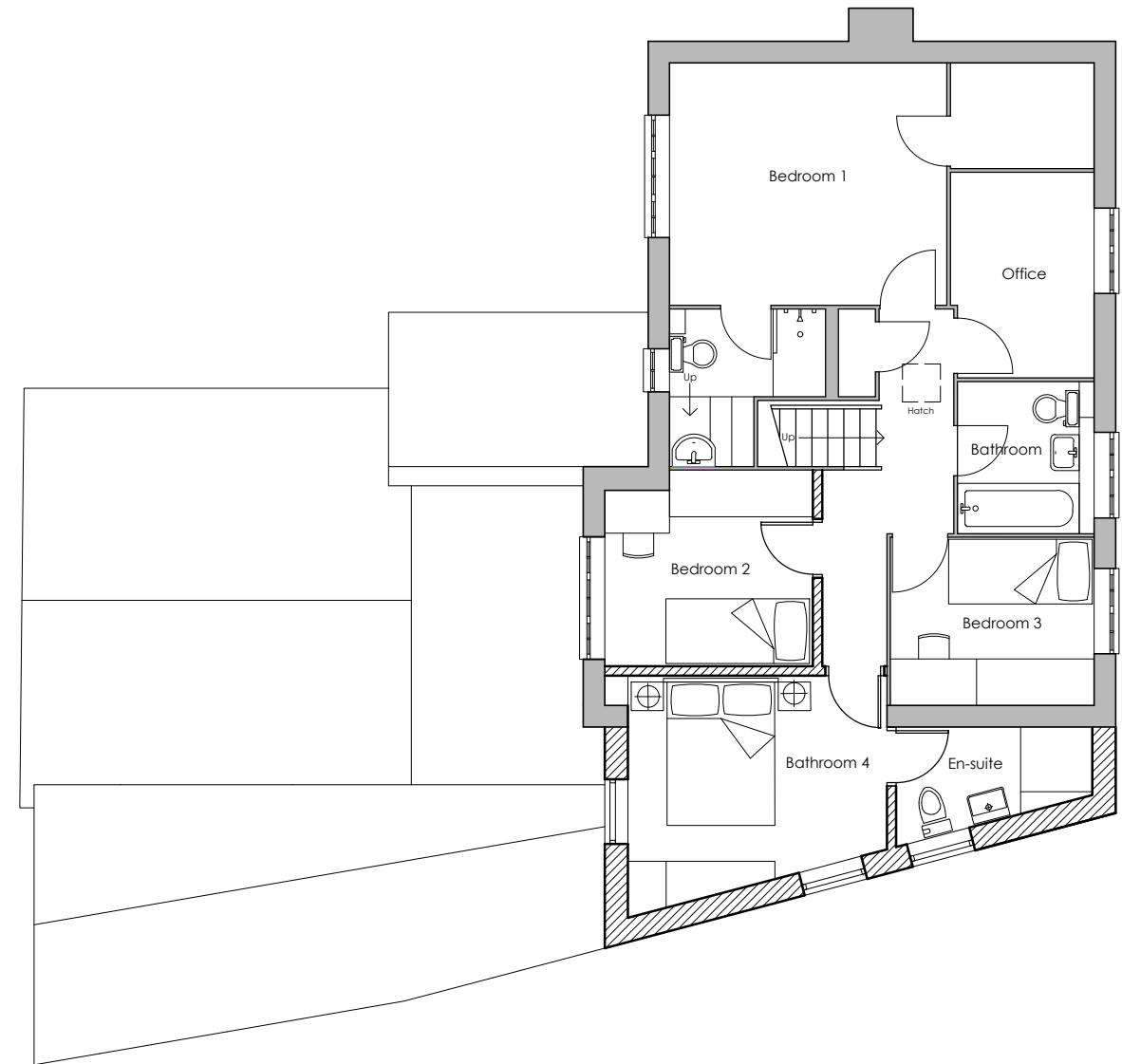
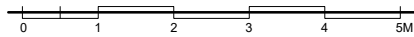


**Proposed Ground Floor**  
Scale 1:100 @ A3

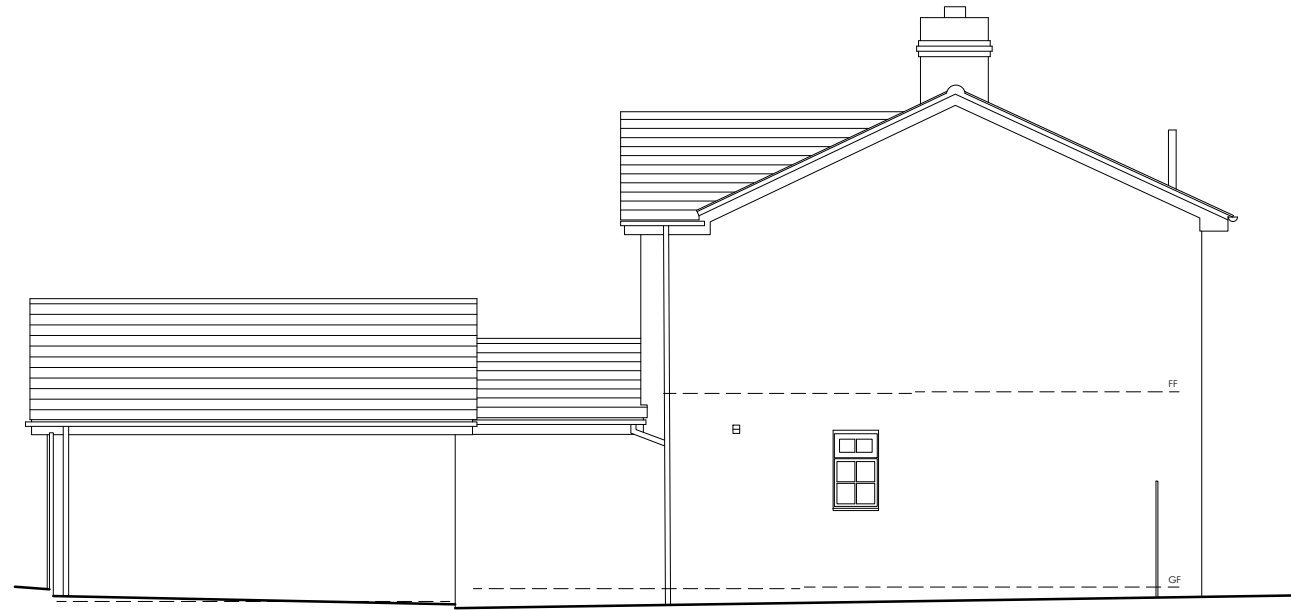




**Existing First Floor**  
Scale 1:100 @ A3



**Proposed First Floor**



Existing South Elevation



Existing West Elevation



Existing North Elevation  
Scale 1:100 @ A3



Existing East Elevation



**Proposed South Elevation**  
Scale 1:100 @ A3



**Proposed West Elevation**



**Proposed North Elevation**  
Scale 1:100 @ A3



**Proposed East Elevation**

- KEY**
- ① Tiled roof to match existing
  - ② Red brick to match existing
  - ③ Coated aluminium glazed doors and windows to match existing colour
  - ④ Composite door