HPN 2011 / 0143

High Peak Borough Council

working for our community

Application for listed building consent for alterations, extension or demolition of a listed building.
Planning (Listed Buildings and Conservation Areas) Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply

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.

Please complete using block capitals and black ink.
It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:	
First name:	
Last name:	
Company (optional):	TREVOR OSBORNE PROPERTY GROUP
Unit:	
House number:	
House suffix:	
House name:	
Address 1:	RECTORY LANE
Address 2:	COMBE HAY
Address 3:	
Town:	BATH
County:	
Country:	
Postcode:	BA2 7EG

2. Agent Name and Address

Title:	
First name:	
Last name:	
Company (optional):	STRIDE TREGLOWN LTD
Unit:	
House number:	
House suffix:	
House name:	
Address 1:	COMMERCIAL WHARF
Address 2:	6 COMMERCIAL STREET
Address 3:	
Town:	MANCHESTER
County:	
Country:	
Postcode:	M15 4PZ

3. Description of Proposed Work

Please describe the proposals to alter, extend or demolish the listed building(s):

REMOVAL OF EXISTING WINDOW AND SPANDREL PANEL BELOW AND REPLACEMENT WITH NEW HARDWOOD DOUBL DOORS WITH OVERPANEL. THIS WORK IS NOT COVERED BY THE CURRENT LISTED BUILDING CONSENT AND THE WORK IS NECESSARY TO PROVIDE A NEW INDEPENDENT ACCESS TO THE NESTLE SOURCE. THE EXISTING ROUTE THROUGH THE NATURAL BATHS WILL NO LONGER BE FEASIBLE FROM THE COMMENCEMENT OF THE ENABLING WORKS CONTRACT FOR THE REFURBISHMENT OF THE CRESCENT.

3. Description of Proposed Work (continued)

Has the work already started without consent? ☐ Yes ☒ No

If Yes, please state when the work was started (DD/MM/YYYY):

(date must be pre-application submission)

Has the work been completed without consent? ☐ Yes ☒ No

If Yes, please state the date when the work was completed (DD/MM/YYYY):

(date must be pre-application submission)

4. Site Address Details

Please provide the full postal address of the application site.

Unit: | House number: | House suffix:

House name:

Address 1: NESTLE SOURCE ROOM

Address 2: THE CRESCENT

Address 3: BUXTON

Town: DERBYSHIRE

County:

Postcode (optional): SK17 6BD

Description of location or a grid reference.
(must be completed if postcode is not known):

Easting: 0576 Northing: 7348

Description:

5. Related Proposals

Are there any current applications, previous proposals or demolitions for the site? ☐ Yes ☐ No

If Yes please describe and include the planning application reference number(s), if known:

Description	Reference number
FULL PLANNING PERMISSION	HPK 2006/0070
RENEWAL OF PLANNING PERMISSION	HPK 2010/0043
LISTED BUILDING CONSENT	HPK 2005/0203

6. 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).

Please tick if the full contact details are not known, and then complete as much as possible: ☐

Officer name: RICHARD TUFFREY

Reference: BUXTON CRESCENT

Date (DD/MM/YYYY):
(must be pre-application submission)

Details of pre-application advice received?

LBC APPLICATION IS REQUIRED

7. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal? ☐ Yes ☒ No

If Yes, please provide details:

8. Authority Employee / Member

With respect to the Authority, I am:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

Do any of these statements apply to you? ☐ Yes ☒ No

If Yes, please provide details of the name, relationship and role

9. Materials

Please provide a description of existing and proposed materials and finishes to be used in the building (demolition excluded):

	Existing (where applicable)	Proposed	Not applicable	Don't Know
External walls	STONE		☐	☐
Roof covering			☒	☐
Chimney			☒	☐
Windows	TIMBER		☐	☐
External doors		HARDWOOD DOUBLE DOORS	☐	☐
Ceilings			☒	☐
Internal walls			☒	☐
Floors		INTERNAL LANDING AND STERS TO EXTEND EXISTING STAIR FLIGHT	☐	☐
Internal doors			☒	☐
Rainwater goods			☒	☐
Boundary treatments (e.g. fences, walls)			☒	☐
Vehicle access and hard standing			☒	☐
Lighting			☒	☐
Others (add description)			☒	☐

Are you supplying additional information on submitted drawings or plans? ☐ Yes ☐ No

If Yes, please state plan(s)/drawing(s) references:

45177 NA L[-] 100 + 101
Photos 1+2

10. Demolition

Does the proposal include the partial or total demolition of a listed building? [X] Yes [ ] No

If Yes, which of the following does the proposal involve?

a) Total demolition of the listed building: [ ] Yes [X] No

b) Demolition of a building within the curtilage of the listed building: [ ] Yes [X] No

c) Demolition of a part of the listed building: [X] Yes [ ] No

If the answer to c) is Yes:

i) What is the total volume of the listed building?(cubic metres)	N/A
ii) What is the volume of the part to be demolished?(cubic metres)	N/A
iii) What was the (approximate) date of the erection of the part to be removed? (MM/YYYY) (date must be pre-application submission)	C 1811 OR LATER

Please provide a brief description of the building or part of the building you are proposing to demolish:

EXISTING WINDOW AND SPANDREL PANEL BELOW

Why is it necessary to demolish or extend (as applicable) all or part of the building(s) and or structure(s)?

TO PROVIDE INDEPENDENT ACCESS INTO NESTLE SOURCE ROOM AS THE EXISTING ROUTE THROUGH THE NATURAL BATHS WILL NO LONGER BE FEASIBLE FROM START OF WORKS TO 'THE CRESENT'

11. Listed Building Alterations

Do the proposed works include alterations to a listed building? [X] Yes [ ] No

If Yes, do the proposed works include: (you must answer each of the questions)

a) Works to the interior of the building? [X] Yes [ ] No

b) Works to the exterior of the building? [X] Yes [ ] No

c) Works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally? [ ] Yes [X] No

d) Stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)? [ ] Yes [X] No

If the answer to any of these questions is Yes, please provide plans, drawings, photographs sufficient to identify the location, extent and character of the items to be removed, and the proposal for their replacement, including any new means of structural support and state references for the plan(s)/drawing(s):

12. Listed Building Grading

Please state the grading (if known) of the building in the list of Buildings of Special Architectural or Historic interest? (Note: only one box must be ticked)

Grade I [ ] Ecclesiastical Grade I [ ]

Grade II* [ ] Ecclesiastical Grade II* [ ]

Grade II [X] Ecclesiastical Grade II [ ]

Don't know [ ]

13. Immunity From Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

[ ] Yes [X] No [ ] Don't know

If Yes, please provide the result of the application:

14. Certificates

One Certificate A, B, C, or D, must be completed with this application form

CERTIFICATE OF OWNERSHIP - CERTIFICATE A

Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

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 *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date DD/MM/YYYY):

CERTIFICATE OF OWNERSHIP - CERTIFICATE B

Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Name of Owner	Address	Date Notice Served
HIGH PEAK BOROUGH COUNCIL	BUXTON TOWN HALL, MARKET PLACE BUXTON, SK17 6EL	16 March 2011

Signed - Applicant:	Or signed - Agent:	Date DD/MM/YYYY):
	[redacted]	16 March 2011

CERTIFICATE OF OWNERSHIP - CERTIFICATE C

Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date DD/MM/YYYY):

14. Certificates (continued)

CERTIFICATE OF OWNERSHIP - CERTIFICATE D

Certificate under Regulation 6 of the Planning (Listed Buildings and Conservation Areas) Regulations 1990

I certify/ The applicant certifies that:

- Certificate A cannot be issued for this application
- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

The steps taken were:

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:

Or signed - Agent:

Date DD/MM/YYYY):

15. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

The original and 3 copies of a completed and dated application form: ☐

The original and 3 copies of a plan which identifies the land to which the application relates and drawn to an identified scale and showing the direction of North: ☐

The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application: ☐

The original and 3 copies of the completed dated Ownership Certificate (A, B, C, or D - as applicable): ☐

The original and 3 copies of a design and access statement, if required (see help text and guidance notes for details): ☐

16. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information.

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

[redacted]

(date cannot be pre-application)

17. Applicant Contact Details

Telephone numbers

Country code: | National number: | Extension number:

Country code: | Mobile number (optional):

Country code: | Fax number (optional):

Email address (optional):

18. Agent Contact Details

Telephone numbers

Country code: | National number: 0161 828 6987 | Extension number:

Country code: | Mobile number (optional):

Country code: | Fax number (optional):

Email address (optional):

19. 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? *(Please select only one)* ☐ Agent ☐ Applicant ☒ Other (if different from the agent/applicant's details)

If Other has been selected, please provide:

Contact name: RICHARD TOFFREY - HPBC

Telephone number: 0845 129 7777

Email address: