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

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. Applicant Name, Address and Contact Details

Title: Mr | First name: Lee | Surname: Jones

Company name: Twig Coffee Limited

Street address: 128 Station Road

Town/City: Hadfield

County: Derbyshire

Country: United Kingdom

Postcode: SK13 1AJ

	Country Code	National Number	Extension Number
Telephone number:			
Mobile number:			
Fax number:			

Email address:

Are you an agent acting on behalf of the applicant? ○ Yes ◉ No

2. Agent Name, Address and Contact Details

No Agent details were submitted for this application

3. Description of Proposed Works

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

Change of use from old ticket office to Coffee Shop. Removal of internal stud wall and suspended ceiling. Construction of new internal stud walls and ceiling. Installation of DDA compliant toilet facilities. Replacing of floor coverings and fit out as coffee shop. Current window extraction is being replaced with new models of similar dimensions. A new sign is being installed above the door to the premises. No internal or external structural alterations and no other external alterations other than the replacement of the extraction and the installation of the sign.

Has the work already started without planning permission? ○ Yes ◉ No

4. Site Address Details

Full postal address of the site (including full postcode where available)

House: | Suffix:

House name: First North Western, Glossop Railway Station

Street address: Norfolk Street

Town/City: Glossop

County: Derbyshire

Postcode: SK13 8BS

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

Easting: 403491

Northing: 394185

Description:

5. Related Proposals

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

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):

Officer name:

Title: | First name: Joanne | Surname: Brooks

Reference: Twig Coffee - Listed Building Consent - Glossop Railway Station

Date (DD/MM/YYYY): 02/12/2013 (Must be pre-application submission)

Details of the pre-application advice received:

Various email correspondence to determine that listed building consent was required and discuss the proposed design.

7. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal? ○ Yes ◉ No

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

9. Materials

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

External walls - add description

Description of *existing* materials and finishes:

Stone

Description of *proposed* materials and finishes:

No change

Roof covering- add description

Description of *existing* materials and finishes:

Slate

Description of *proposed* materials and finishes:

No Change

Chimney - add description

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

N/A

Windows - add description

Description of *existing* materials and finishes:

Painted Wooden Frames, Frosted Safety Glass

Description of *proposed* materials and finishes:

Painted Wooden Frames, Frosted Safety Glass

External doors - add description

Description of *existing* materials and finishes:

N/A

Description of *proposed* materials and finishes:

N/A

Ceilings - add description

Description of *existing* materials and finishes:

Suspended Tile

Description of *proposed* materials and finishes:

Plaster Boarded, Plastered and Painted

9. Materials (continued)

Internal walls - add description

Description of *existing* materials and finishes:

stud walls, plasterboard, plaster, paint

Description of *proposed* materials and finishes:

stud walls, plasterboard, paint, vinyl wall covering

Floors - add description

Description of *existing* materials and finishes:

Carpet

Description of *proposed* materials and finishes:

Vinyl Safety Floor

Internal doors - add description

Description of *existing* materials and finishes:

Wooden Doors

Description of *proposed* materials and finishes:

Wooden Doors

Rainwater goods - add description

Description of *existing* materials and finishes:

Painted Wooden / Cast Iron Guttering

Description of *proposed* materials and finishes:

No change

Boundary treatments - add description

Description of *existing* materials and finishes:

N/A only internal fit out of premises

Description of *proposed* materials and finishes:

N/A only internal fit out of premises

Vehicle access and hard standing - add description

Description of *existing* materials and finishes:

N/A only internal fit out of premises

Description of *proposed* materials and finishes:

N/A only internal fit out of premises

Lighting - add description

Description of *existing* materials and finishes:

Fluorescent tube lights

Description of *proposed* materials and finishes:

Only changing internal lighting, using a combination of pendant, halogen spot lights and fluorescent tube lighting.

Are you supplying additional information on submitted drawings or plans? (•) Yes ( ) No

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

A proposed sign position drawing is included. The exact logo has not been completed at the moment, but the size and position of the sign above the door can be seen.

10. Demolition

Does the proposal include total or partial demolition of a listed building? ( ) Yes (•) No

11. Listed building alterations

Do the proposed works include alterations to a listed building? (•) Yes ( ) No

If Yes, will there be works to the interior of the building? (•) Yes ( ) No

Will there be works to the exterior of the building? (•) Yes ( ) No

Will there be works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally? ( ) Yes (•) No

Will there be stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)? (•) Yes ( ) No

If the answer to any of these questions is Yes, please provide plans, drawings and 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).

State references for these plan(s)/drawing(s):

64654 - Glossop Station.pdf - Site location
AUP025-001-View01_web.jpg - CGI of proposed works
AUP025-L(00)01 Proposed Shop Layout.pdf
AUP025-L(00)02 Demolition Plan.pdf
AUP025-L(00)03 Fire Strategy Plan.pdf
Extraction Unit 1.jpg
Extraction Unit 2.jpg
Proposed Sign.jpg
Design and Access Statement.pdf
Heritage Statement.pdf

12. Listed Building Grading

If known, what is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)? ( ) Don't know ( ) Grade I (•) Grade II* ( ) Grade II

Is it an ecclesiastical building? (•) Don't know ( ) Yes ( ) No

13. Immunity from Listing

Has a Certificate of Immunity from listing been sought in respect of this building? ( ) Yes (•) No

14. 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)

( ) The agent (•) The applicant ( ) Other person

15. Certificates (Certificate B)

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.

Owner		Date notice served
Name:	Network Rail Infrastructure Limited	28/11/2013
Number:		
Suffix:		
Street:	Kings Place, 90 York Way	
Locality:		
Town:	London	
Postcode:	N1 9AG	

Title: Mr First name: Lee Surname: Jones

Person role: Applicant Declaration date: 08/12/2013 ☒ Declaration made

16. 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 08/12/2013