



High Peak Borough Council

working for our community

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

First name

Michael

Surname

Dixon

Company Name

Address

Address line 1

67 Heath Road

Address line 2

Address line 3

Town/City

Glossop

County

Derbyshire

Country

United Kingdom

Postcode

SK13 7BA

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

**** REDACTED ****

Fax number

Email address

**** REDACTED ****

Description of Proposed Works

Please describe the proposed works

Extension to an existing first floor balcony at the rear of the building overlooking the garden..The current balcony stands at 3m high 2.3m deep and 3m in length. The staircase will remain an is as the original plans included with this application.

We propose to extend the balcony to the right as you look out from the property - it will extend to the length of the house from current 3m by 5m so 8m in total. The extension will have the same joists with two more posts to the existing two with same foundations as original plans. Existing plans and proposed plans are uploaded with this application. The extention is not overlooked by any neighbours on the right as there are none. On the left the neighbours will see the same view now only extended. We have shown the only neighbours plans and asked if any objections. There are none from them.

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:

Other

Other (please specify):

Timber Posts - Painted Grey

Existing materials and finishes:

Timber Posts - Painted Grey

Proposed materials and finishes:

Timber Posts - Painted Grey

Type:

Other

Other (please specify):

Timber Joists - Painted Grey

Existing materials and finishes:

Timber Joists - Painted Grey

Proposed materials and finishes:

Timber Joists - Painted Grey

Type:

Other

Other (please specify):

Decking Boards - Painted Grey

Existing materials and finishes:

Decking Boards - Painted Grey

Proposed materials and finishes:

Decking Boards - Painted Grey

Type:

Other

Other (please specify):

Steel

Existing materials and finishes:

Steel for under balcony support

Proposed materials and finishes:

Steel for under balcony support

Type:

Other

Other (please specify):

balustrade - Grey

Existing materials and finishes:

balustrade - Grey

Proposed materials and finishes:

balustrade - Grey

Are you supplying additional information on submitted plans, drawings or a design and access statement?

☒ Yes

☐ No

Scan 14 Nov 22

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

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

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

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

CW/P1235

Date (must be pre-application submission)

05/01/2007

Details of the pre-application advice received

On the basis of the information provided, and on the assumption that your property has not had any previous extensions or outbuildings within 5 metres of the property or the proposed balcony, planning permission would not be required for your proposed balcony.

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

☒ 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

Michael Dixon

Date

18/11/2022