

Application for Outline Planning Permission With Some Matters Reserved. 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. Applicant Name, Address and Contact Details

Title:	Mr	First name:	Paul	Surname:	Sahota
Company name:	Jingles Hotel				
Street address:	77 Homdean Road				
					Country Code
					National Number
					Extension Number
Town/City:	Emsworth				Telephone number:
County:	Hampshire				Mobile number:
Country:	UK				Fax number:
Postcode:	PO10 7PU				Email address:
Are you an agent acting on behalf of the applicant?					☒ Yes ☐ No

2. Agent Name, Address and Contact Details

Title:	Mr	First Name:	Jeffrey	Surname:	Douglas
Company name:	Jeffrey Douglas Chartered Architect				
Street address:	114				
	Havant Road				Country Code
					National Number
					Extension Number
Town/City:	Hayling Island				Telephone number:
County:	Hampshire				Mobile number:
Country:	United Kingdom				Fax number:
Postcode:	PO11 0LJ				Email address:
					jd@jeffreydouglas.co.uk

3. Description of the Proposal

Please indicate all those reserved matters for which approval is being sought:

☒ Access ☐ Appearance ☐ Landscaping ☒ Layout ☒ Scale

Please describe the proposal:

Construction of extension to rear of existing 18 no. bedroom hotel to provide additional 14 no. en-suite guest bedrooms on two floors and single storey dining room including additional 18 no. car parking spaces.

Has the building or works already been carried out? ☐ Yes ☒ No

4. Site Address Details

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

House:	77	Suffix:	
House name:			
Street address:	HORNDEN ROAD		
Town/City:	EMSWORTH		
County:	HAMPSHIRE		
Postcode:	PO10 7PU		

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

Easting:	474345
Northing:	107165

Description:

5. 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:	Mrs	First name:	Daphney	Surname:	Haywood
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Reference: 10/50509/005

Date (DD/MM/YYYY): 02/03/2010 (Must be pre-application submission)

Details of the pre-application advice received:

Letter dated as above in response to outline planning application ref. 10/50509/005 and subsequent site meeting held with Mrs Haywood on 28/05/2010.

6. 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

Are there any new public roads to be provided within the site? ☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site? ☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way? ☐ Yes ☒ No

7. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? ☒ Yes ☐ No

If Yes, please provide details:

Existing arrangements to be extended as necessary.

Have arrangements been made for the separate storage and collection of recyclable waste? ☒ Yes ☐ No

If Yes, please provide details:

Existing arrangements to be extended as necessary.

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 state what materials (including type, colour and name) are to be used externally (if applicable):

9. (Materials continued)

Walls - description:

Description of *existing* materials and finishes:

Red facing bricks, white painted render, some vertical tile hanging.

Description of *proposed* materials and finishes:

Painted smooth render, horizontal cedar cladding.

Roof - description:

Description of *existing* materials and finishes:

Red concrete interlocking roof tiles to pitched roofs, built up bitumenous felt to flat roofs.

Description of *proposed* materials and finishes:

Cedar shingles to pitched roofs with single ply membrane to inner flat roof/gutter. Lead sheet to dormer roofs & cheeks.

Windows - description:

Description of *existing* materials and finishes:

White PVCu casement types.

Description of *proposed* materials and finishes:

Stained softwood casement types.

Doors - description:

Description of *existing* materials and finishes:

White PVCu fully/half glazed.

Description of *proposed* materials and finishes:

Stained softwood panelled fully/half glazed.

Boundary treatments - description:

Description of *existing* materials and finishes:

1.2m post and rail fencing to north-west and south west boundaries.

Part 1.8m panel fencing, laurel and mixed hedging to south-east boundary.

Description of *proposed* materials and finishes:

No changes but some additional screen planting to be considered to south-east boundary, as appropriate.

Vehicle access and hard standing - description:

Description of *existing* materials and finishes:

Natural pea gravel with precast concrete edgings.

Description of *proposed* materials and finishes:

Further details and materials to be agreed (permeable paving systems only).

Lighting - add description

Description of *existing* materials and finishes:

Various single low energy luminaires on timer.

Description of *proposed* materials and finishes:

Further low energy luminaires on timer in positions to be agreed.

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement?

☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

2908/101A - Proposed Block Plan 1/500, Location Plan 1/1250

2908/102A - Proposed Site & Floor Plans, Roof Plan 1/200

2908/103A - Proposed Outline Elevations & Sections 1/200

Design and Access Statement

Existing Site Photographs

Travel Plan

10. Vehicle Parking

Please provide information on the existing and proposed number of on-site parking spaces:

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	21	39	18
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	2	2
Cycle spaces	0	0	0
Other (e.g. Bus)	0	0	0
Short description of Other			

11. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer	☒	Package treatment plant	☐	Unknown	☐
Septic tank	☐	Cess pit	☐		

Other

Are you proposing to connect to the existing drainage system? ☒ Yes ☐ No ☐ Unknown

If Yes, please include the details of the existing system on the application drawings and state references for the plan(s)/drawing(s):

Layout to be confirmed subject to survey.

12. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.) ☐ Yes ☒ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? ☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere? ☐ Yes ☒ No

How will surface water be disposed of?

☐ Sustainable drainage system	☐ Main sewer	☐ Pond/lake
☒ Soakaway	☐ Existing watercourse	

13. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether they are likely to be affected by your proposals.

Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, OR on land adjacent to or near the application site:

a) Protected and priority species

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

b) Designated sites, important habitats or other biodiversity features

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

c) Features of geological conservation importance

☐ Yes, on the development site ☐ Yes, on land adjacent to or near the proposed development ☒ No

14. Existing Use

Please describe the current use of the site:

18 no. guest bedroom bed and breakfast hotel.

Is the site currently vacant? ☐ Yes ☒ No

Does the proposal involve any of the following?

If yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated? ☐ Yes ☒ No

Land where contamination is suspected for all or part of the site? ☐ Yes ☒ No

A proposed use that would be particularly vulnerable to the presence of contamination? ☐ Yes ☒ No

15. Trees and Hedges

Are there trees or hedges on the proposed development site? ☒ Yes ☐ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character? ☒ Yes ☐ No

If Yes to either or both of the above, you may need to provide a full Tree Survey, at the discretion of your local planning authority. If a Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to construction - Recommendations'.

16. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or waste? ☐ Yes ☒ No

17. Residential Units

Does your proposal include the gain or loss of residential units?

☐ Yes ☒ No

18. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

☒ Yes ☐ No ☐ Unknown

Use class/type of use		Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
C1	Hotels and halls of residence	576.0	0.0	513.0	513.0
	Total	576.0	0.0	513.0	513.0

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms:

Use Class	Types of use	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms
C1	Hotels	0	14	14

19. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	4	0	4
Proposed employees	5	0	5

20. Hours of Opening

If known, please state the hours of opening for each non-residential use proposed:

Use	Monday to Friday		Saturday		Sunday and Bank Holidays		Not Known
	Start Time	End Time	Start Time	End Time	Start Time	End Time	
C1	07:00:00	24:00	07:00:00	24:00	07:00:00	24:00	☐

21. Site Area

What is the site area?

00.23 hectares

22. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Not applicable.

Is the proposal for a waste management development?

☐ Yes ☒ No

23. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

24. 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

25. Certificates (Certificate A)

Certificate of Ownership - Certificate A

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

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.

Title: Mr First name: Jeffrey Surname: Douglas
Person role: Agent Declaration date: 06/09/2010 ☒ Declaration made

25. Certificates (Agricultural Land Declaration)

Agricultural Land Declaration

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding.



(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below:



If any part of the land is an agricultural holding, of which the applicant is the sole tenant, the applicant should complete part (B) of the form by writing 'sole tenant - not applicable' in the first column of the table below

Title: First Name: Surname:

Person role: Declaration date: ☒ Declaration Made

26. Declaration

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



Date