

Application for Planning Permission and listed building consent for alterations,
extension or demolition of a listed building.Town and Country Planning Act 1990
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:	Ralfe	Surname:	West		
Company name:	Havant Housing Association Ltd						
Street address:	25 East Street			Telephone number:	Country Code	National Number	Extension Number
Town/City:	Havant			Mobile number:			
County:	Hampshire			Fax number:			
Country:				Email address:			
Postcode:	po9 1aa						
Are you an agent acting on behalf of the applicant?				☒ Yes	☐ No		

2. Agent Name, Address and Contact Details

Title:	Miss	First Name:	Heather	Surname:	McCrudden		
Company name:	pdp architecture llp						
Street address:	2			Telephone number:	Country Code	National Number	Extension Number
	beechworth road					02392 481100	
Town/City:	havant			Mobile number:			
County:	hants			Fax number:			
Country:	uk			Email address:			
Postcode:	po9 1ax			heatherm@pdp-architects.co.uk			

3. Description of Proposed Works

Please describe details of the proposed development or works including details of proposals to alter, extend or demolish the listed building(s):

Conversion and extension to listed building with new build to create 14 no. one bedroom one person flats.

Has the development or work(s) already started? ☐ Yes ☒ No

4. Site Address Details

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

House:	22	Suffix:	
House name:	Homewell House		
Street address:	Homewell		
Town/City:	Havant		
County:	Hampshire		
Postcode:	PO9 1EE		

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

Easting:	471732
Northing:	106194

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: Mr	First name: David	Surname: Eaves
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Reference: GEN/12/00987

Date (DD/MM/YYYY): 16/11/2012 (Must be pre-application submission)

Details of the pre-application advice received:

Several meetings have been held with the planning officer mentioned and also Havant's Conservation Architect Mr J Townsend. Various amendments have been made to our proposals following advice from the local authority.

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

If you answered Yes to any of the above questions, please show details on your plans/drawings and state the reference of the plan(s)/drawings(s)

27940-PD106E Site Plan
27940-PD111D Proposed elevations
Design and access statement

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:

Refer to drawing 27940-PD106E site plan showing a bin store, this will provide 4 no 1100tr bins for the whole development.

Have arrangements been made for the separate storage and collection of recyclable waste?

☒ Yes ☐ No

If Yes, please provide details:

One of the bins will be dedicated for recycling.

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. Demolition

Does the proposal include total or partial demolition of a listed building?

☒ Yes ☐ No

Which of the following does the proposal involve?

a) Total demolition of the listed building

☐ Yes ☐ No

b) Demolition of a building within the curtilage of the listed building

☐ Yes ☐ No

c) Demolition of a part of the listed building

☒ Yes ☐ No

What is the total volume of the listed building?

955.72000 m³
000

What is the volume of the part to be demolished?

254.65000 m³
000

What was the date (approximately) of the erection of the part to be removed?

Month: Year:

(Date must be pre-application submission)

Please describe the building or part of the building you are proposing to demolish:

We are proposing to demolish the two storey extension on the rear of the property and the two one storey extensions on the east elevation.

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

We are removing the various uncomplimentary extensions that have been added to the building over the years and adding on a new more in keeping two storey extension on the east elevation, this is being done to provide enough accommodation for the client to make the development financially viable.

10. 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):

Heritage Statement
Design and access statement
27940-PD106E Site Plan
27940-PD107D GF Plan
27940-PD108C FF Plan 27940-PD109C SF Plan

11. 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

12. Immunity from Listing

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

☐ Yes ☒ No

13. 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	6	0	-6
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	0	0
Cycle spaces	0	10	10
Other (e.g. Bus)	0	0	0
Short description of Other			

14. Materials

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

14. Materials (continued)

External walls - add description

Description of *existing* materials and finishes:

Red facing brick

Description of *proposed* materials and finishes:

Red facing brick to match existing - Hanson – Autumn Glow, along with salvaged bricks from the demolition.
First floor link to be clad in dark timber cladding.

Roof covering- add description

Description of *existing* materials and finishes:

Clay roof tiles

Description of *proposed* materials and finishes:

9000 matching roof tiles have been reclaimed, currently being stored at the contractor's yard; this with the other salvaged roof tiles will be plenty to roof the whole development.

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:

Single glazed timber windows - white

Description of *proposed* materials and finishes:

New Build - double glazed timber sash windows, sliding, traditional beaded - white
Existing windows - to be repaired and made good

External doors - add description

Description of *existing* materials and finishes:

6 panel timber door on front, timber half glazed doors on the rear.

Description of *proposed* materials and finishes:

Entrance doors – 6 panel traditional timber doors to match existing – colour red, green and blue.

Ceilings - add description

Description of *existing* materials and finishes:

lath and plaster

Description of *proposed* materials and finishes:

plasterboard

Internal walls - add description

Description of *existing* materials and finishes:

some are brickwork construction others are stud work

Description of *proposed* materials and finishes:

stud work in listed building
combination of stud work and load-bearing block work in new build

Floors - add description

Description of *existing* materials and finishes:

Some are floor boarding on existing joists

Description of *proposed* materials and finishes:

New flooring in existed listed will be the same
New build - wide span concrete

Internal doors - add description

Description of *existing* materials and finishes:

4 panel traditional timber doors

Description of *proposed* materials and finishes:

4 panel traditional timber internal doors to match existing - colour white

Rainwater goods - add description

Description of *existing* materials and finishes:

Cast Iron – colour Black

Description of *proposed* materials and finishes:

Cast Iron – colour Black

Boundary treatments - add description

Description of *existing* materials and finishes:

Red facing brick

Description of *proposed* materials and finishes:

Red facing brick, salvaged bricks from demolition used to re-build section fronting onto Homewell.
Existing / repairs – 1:1:6 lime mortar

14. Materials (continued)

Vehicle access and hard standing - add description

Description of *existing* materials and finishes:

Tarmac

Description of *proposed* materials and finishes:

Vehicle - N/A

Hard-standing - Natural lime stone paving

Lighting - add description

Description of *existing* materials and finishes:

Currently none

Description of *proposed* materials and finishes:

PIR external wall lighting and bollard lighting

Are you supplying additional information on submitted drawings or plans?

☒ Yes ☐ No

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

Design and access statement
27940-PD106E Site Plan

15. 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):

27940-PD106E Site Plan

16. 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

17. 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

18. Existing Use

Please describe the current use of the site:

No current use, the site is derelict. Formerly used for office use but currently has a planning and listed building consent to revert back to residential. 09/51833/017 and 09/51833/018.

Is the site currently vacant? ☒ Yes ☐ No

If Yes, please describe the last use of the site:

Office accommodation, it has been empty since around 2009.

When did this use end (if known) (DD/MM/YYYY)?

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

19. 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'.

20. Trade Effluent

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

21. Residential Units

Does your proposal include the gain or loss of residential units? ☒ Yes ☐ No

Social Rented Housing - Proposed

	Number of bedrooms				
	1	2	3	4+	Unknown
Houses					
Flats/Maisonettes	14				
Live-Work units					
Cluster flats					
Sheltered housing					
Bedsit/Studios					
Unknown					

Proposed Social Rented Housing Total 14

Social Rented Housing - Existing

	Number of bedrooms				
	1	2	3	4+	Unknown
Houses					
Flats/Maisonettes					
Live-Work units					
Cluster flats					
Sheltered housing					
Bedsit/Studios					
Unknown					

Existing Social Rented Housing Total 0

Overall Residential Unit Totals

Total proposed residential units	14
Total existing residential units	0

22. All Types of Development: Non-residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ☒ Yes ☐ No

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)
A1	Shops Net Tradable Area	0.0	0.0	0.0	0.0
A2	Financial and professional services	0.0	0.0	0.0	0.0
A3	Restaurants and cafes	0.0	0.0	0.0	0.0
A4	Drinking establishments	0.0	0.0	0.0	0.0
A5	Hot food takeaways	0.0	0.0	0.0	0.0
B1 (a)	Office (other than A2)	311.2	0.0	0.0	0.0

22. All Types of Development: Non-residential Floorspace (continued)

B1 (b)	Research and development	0.0	0.0	0.0	0.0
B1 (c)	Light industrial	0.0	0.0	0.0	0.0
B2	General industrial	0.0	0.0	0.0	0.0
B8	Storage or distribution	0.0	0.0	0.0	0.0
C1	Hotels and halls of residence	0.0	0.0	0.0	0.0
C2	Residential institutions	0.0	0.0	0.0	0.0
D1	Non-residential institutions	0.0	0.0	0.0	0.0
D2	Assembly and leisure	0.0	0.0	0.0	0.0
Other	Please Specify	0.0	0.0	0.0	0.0
	Total	311.2	0.0	0.0	0.0

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
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23. Employment

If known, please complete the following information regarding employees:

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

24. 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	

25. Site Area

What is the site area? hectares

26. 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:

N/A

Is the proposal for a waste management development?

☐ Yes ☒ No

27. Hazardous Substances

Is any hazardous waste involved in the proposal?

☐ Yes ☒ No

28. 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

29. Certificates (Certificate B)

Certificate Of Ownership - Certificate B

Certificates under Article 12 – Town and Country Planning (Development Management Procedure) (England) Order 2010 & Regulation 6 - 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.

29. Certificates (Certificate B - continued)

Notice recipient				Date notice served	
Name:	Walthams Ltd			17/01/2013	
Number:		Suffix:			
Street:	'oak house' new street				
Locality:	Swanmore				
Town:	Southampton				
Postcode:	SO32 2PF				
Title:	Miss	First name:	Heather	Surname:	McCrudden
Person role:	Agent	Declaration date:	17/01/2013	☒ Declaration made	

29. Certificates (Agricultural Land Declaration)

Agricultural Land Declaration
Town and Country Planning (Development Management Procedure) (England) Order 2010 Certificate under Article 12

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:	Miss	First Name:	Heather	Surname:	McCrudden
Person role:	Agent	Declaration date:	17/01/2013	☒ Declaration Made	

30. 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 17/01/2013