

Ryedale House, Malton, North Yorkshire YO17 7HH
Telephone: (01653) 600666
Fax No: (01653) 690834

Date Entered:
Case No:

Part 1 of Schedule 2 of the General Permitted Development Order 2015 grants a general planning permission (known as permitted development rights) for certain types of minor developments. Please follow this link for general advice <http://www.planningportal.gov.uk/uploads/hhg/houseguide.html>

Based on your response to the following questions the Planning Services Department will be able to offer an opinion as to the need to apply for planning permission and building regulations approval. You should also provide a sketch plan (a space is provided on the back page) showing the location and overall dimensions of the proposal, together with any previous additions to the property including detached buildings within the curtilage. The distance from boundaries should be clearly marked. If you intend to alter ground levels or do any other works not mentioned on the form please give details on the plan. If the development involves complex roof alterations and/or extensions, please submit scaled plans and elevations.

Please complete this form and submit it to the Council at the above address and enclose a fee of £25 (No VAT) for a Planning response as from 1st April 2011 if you require a response from Building Control we will require an additional fee of £10 + VAT.

It makes good sense to do this for your own peace of mind, for record purposes when selling your house or to show anyone who questions your right to build.

PART A - About you and your property

1. Your Name and Address:

.....
.....

Are you the Owner, intended Owner or Agent?

Daytime Telephone No:

Email Address:

2. Address at which the building is to be constructed/works undertaken:

.....
.....

3. Is the property a detached dwelling / semi-detached dwelling / terraced dwelling / flat or maisonette?
(Please circle as appropriate)

4. Do you know when it was built? If so please state approximate year
5. Is it within a Conservation Area? YES / NO / DON'T KNOW
6. Is it a Listed Building? YES / NO / DON'T KNOW
7. Would your proposal affect any trees which are either protected by a Tree Preservation Order or are within a Conservation Area?
YES / NO / DON'T KNOW
8. What is the total area of the curtilage* of your property (excluding the ground area of the original dwellinghouse)?
(*Curtilage means the land around your property which is normally the garden area in the same ownership)
9. To your knowledge has the dwelling been extended (including the erection of garage/outbuildings) or altered since 1 July 1948, or since it was first built if sooner? YES / NO

If YES, please give details including all extensions, porches, conservatories, garages, sheds, greenhouses, other outbuildings, dormer or other roof extensions and state their **external measurements** and indicate their positions on the grid provided on the last sheet of this questionnaire or attached your own drawing. **e.g.** Kitchen extension:

Length: 6.0 metres

Width: 3.0 metres

.....

10. Please give the height of the original dwellinghouse in metres:

- a) To the eaves
- b) To the highest part of the roof (excluding chimney)

PART B - About your Proposal

11. Will the development be within the existing curtilage* of your dwelling? YES / NO
(Curtilage means the land around your property which is normally the garden area in the same ownership)

12. Describe the proposed work
(e.g. Erection of single-storey kitchen and dining room extension)

.....

13. Would the development be single-storey? YES / NO

14. (i) Please give the size (in metres) of the proposed building or extension:

- (a) Length (Internal) (External)
- (b) Width (Internal) (External)
- (c) Height to eaves (d) Height to highest point of roof

(ii) How far would it be from:

- (a) The existing building (b) The nearest boundary
- (c) The nearest dwelling (d) If there is a detached garage on the site,
please state the distance of the garage from the nearest part of the dwelling

(iii) Indicate its location and size on the grid provided, or attach your own drawing.

15. If the development involves a raised platform, (e.g. decking), please specify the highest point

16. Would the development be closer to a highway* than the existing dwelling? YES / NO
(A highway is a way over which the public have a right to pass and repass and may be a road or footpath)

17. Does your development involve a new or altered (e.g. wider) access (vehicular or pedestrian) to an A, B or C class road?

YES / NO / DON'T KNOW

18. Does the development involve the provision and/or replacement of a hard surface? YES / NO

If Yes,

- a) Is the hard surface located between the dwelling and the highway? (please indicate on the submitted plan)
.....
- b) What is the proposed surface area? (in square metres)
- c) Would the proposed materials be permeable/porous? (please see attached advice note for guidance)
.....

19. What are the materials to be used?

- (a) Walls
- (b) Roof
- (c) Floor

20. Are any other alterations proposed to the existing building? (e.g. replacement windows, doors, re-roofing)

If so please give details

.....

.....

.....

21. If the development is a conservatory please state type of glazing to be used
.....
.....

22. How will the rainwater be drained, to a main drain, soakaway or other? (Please state)
.....

23. Means of sewage disposal

24. Will the proposed building contain any toilet accommodation? YES / NO

25. For enquiries relating to solar PV or solar thermal equipment on a wall or roof slope visible from a highway, it is necessary to provide details as to why it would not be practicable for the equipment to be sited on an alternative elevation.

26. Please refer to the grid plan on the reverse of this sheet.

DECLARATION

I hereby declare that the information given on this form is complete and correct and the development does not encroach on my neighbour's property or other land not in my control. I understand that if I disagree with the response, I may make a formal application to the District Council for a Lawful Development Certificate for which a fee is payable and gain a subsequent right of appeal to the Secretary of State if I disagree with the decision.

Signed _____ Date _____

On behalf of _____(Insert applicant's name if signed by an agent)

Please use the grid below to draw a sketch plan ('birds eye view') which should show:-

- The size and position of the existing dwelling and any outbuildings
- The size and position of the proposed building work
- All boundaries of the property
- The position of the public road and footpath
- The position of existing drains and sewers
- The distance of the proposed development to all site boundaries
- The location of your front door
- The location of any windows within the proposed development

Please note that all dimensions should be metric.

