



DUSTON PARISH COUNCIL

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Duston Parish Council
Duston Community Centre
Pendle Road
Duston
Northampton
NN5 6DT

Planning Committee

Cllrs Ingram (Chair), Cllr Hinch (Vice-Chair), Cllrs Bottwood, Barnes, Pape

12th August 2021

Dear Councillor,

You are hereby summoned to attend a meeting of the Planning Committee to be held at Duston Community Centre on Thursday 19th August 2021 commencing at 6.00pm for the purpose of transacting the following business.

Issued by:

Gary Youens
Acting Parish Clerk, Duston Parish Council

AGENDA

PC001/21. To receive apologies for absence

PC002/21. To receive and approve for signature the minutes of the meeting held on 11th February 2021 (APPENDIX A)

PC003/21. To receive declarations of interest under the Council's Code of Conduct related to business on the agenda (*Members should disclose any interests in the business to be discussed and are reminded that the disclosure of a Disclosable Pecuniary Interest will require that the member withdraws from the meeting room during the transaction of that item of business*).

PC004/21. Public Participation Session (*Persons wishing to address the committee on an agenda item may register their intention to do so by telephone or email by 12 noon on the day of the meeting and may speak for a maximum of 3 minutes*).

PC005/21. Planning Applications

- a) WNN/2021/0526, 30 Deancourt Drive NN5 6PY
SINGLE STOREY SIDE EXTENSION

- b) WNN/2021/0520, 7 Holmleigh Close NN5 6JE
NEW TIMBER FRAMED CONSERVATORY TO REAR ASPECT

PC006/21. Four Year Plan

- Discuss possible ideas for the Duston Parish Council Four year plan

PC007/21. Date of Next Meeting

- The next Planning Committee will take place on 16th September 2021 at 6.00pm



DUSTON PARISH COUNCIL

APPENDIX A

Duston Parish Council
Duston Community Centre
Pendle Road
Duston
Northampton
NN5 6DT

Planning Committee
MINUTES 11th February 2021

CHAIR: Councillor S Pape

PRESENT: Cllrs Huffadine-Smith, Maitland,

IN ATTENDANCE:

Gary Youens – Deputy Parish Clerk

11. To receive apologies for absence

- Cllrs Ingram, Pepper

12. To receive the minutes of the meeting held on Thursday 21st January 2021 (APPENDIX A)

- Committee resolved to approve the draft minutes for Thursday 21st January and authorised the Chairman to sign the same.

13. To receive declarations of interest under the Council's Code of Conduct related to business on the agenda.

- There were none.

14. Public Participation Session

- Cllr Paul Enright-King spoke on Item 15.

15. Planning Application

N/2020/1568 20 Whernside Way, Northampton, NN5 6DU, Change of use from Dwellinghouse (Use Class C3) to House In Multiple Occupation for 5 Occupants (Use Class C4)

It was RESOLVED:

Duston Parish Council objects to this planning application and we share the neighbouring residents and ward councillor concerns.

Parking is a particular concern. There is only one parking space outside this property but if 5 adults move in each with cars then parking will be a particular problem. It would inevitably lead to more parking on Newton Road where buses already struggle to weave through their way through the parked cars.

The quality of wall between these properties is understood to be of poor quality. Excessive noise coming from this HMO would be of real nuisance to the neighbouring properties. Loud music, shouting and televisions can be heard from one property to the next. It is not up to a modern standard.

These building are, in part, of a wooden construction which means fire could spread more easily. So we are concerned with the Health and Safety aspect of this HMO application.

We also understand that these properties have a covenant in them which states "Not to Use the property for the purpose of any trade or business or otherwise than as a private dwellinghouse nor to do anything on the property which may be or become a nuisance injury or annoyance to the owners tenants or occupiers of any adjoining or neighbouring properties." Is this compatible with a HMO?

Finally, this HMO would not be keeping with the area. The neighbouring properties, which are close to a primary school, are largely family dwellings.

DRAFT



**West
Northamptonshire
Council**

Planning Department
Place & Economy Directorate
West Northamptonshire Council
Northampton Area Office
Guildhall, St Giles Square, Northampton
NN1 1DE
0300 126 7000
www.westnorthants.gov.uk | planning.nbc@westnorthants.gov.uk

The Occupier
25 Deancourt Drive
Northampton
NN5 6PY

Our Ref: WNN/2021/0526
Contact: Kanchan Sharma
Telephone No: 0300 126 7000
Email: planning.nbc@westnorthants.gov.uk
Date: 2 August 2021

Dear Sir/Madam

**TOWN & COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015**

PROPOSAL: SINGLE STOREY SIDE EXTENSION
LOCATION: 30 DEANCOURT DRIVE
NORTHAMPTON
NORTHAMPTONSHIRE
NN5 6PY

The above application has recently been received and I am writing to you as the occupier of premises in the vicinity of the site.

The application documents including plans are now available to view online at <http://planning.northamptonboroughcouncil.com/planning> entering the reference number as shown above. We are currently unable to offer you the opportunity to view plans for any application at our Guildhall office, therefore if you are unable to view documents electronically, please call the telephone number above for further guidance on how you can view the plans at this time.

Any comments you wish to make regarding the application must be made via our website or in writing. They should reach the Council at the above address, not later than **21 days** from the date of this letter.

Any written observation received will be taken into account in determining this application but you must appreciate that your views are just one of the factors which will influence the decision. Please note, it is not necessary to have received the Council's notification letter in order to comment. If you do not own the property which you occupy, I would be grateful if you would inform the owner of the contents of this letter.

For further information on how and why we use your personal data, please refer to www.westnorthants.gov.uk/privacy.

If you wish to receive an acknowledgement of receipt of your comments, please provide a valid email address or a stamped, self-addressed envelope.

It may be that details of this application have been publicised by press notice or site notice and the date shown thereon (if later than advised above) is the last date by which observations will be accepted. If you require any further information of a general nature about this application you are advised to contact the Planning Department on 0300 126 7000.



**West
Northamptonshire
Council**

Planning Department
Place & Economy Directorate
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Northampton Area Office
Guildhall, St Giles Square, Northampton
NN1 1DE
0300 126 7000
www.westnorthants.gov.uk | planning.nbc@westnorthants.gov.uk

Yours faithfully

K.S.

Kanchan Sharma
Planning Officer
Planning Service



Householder Application for Planning Permission for works or extension to a dwelling.
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. Site Address

Number	30
Suffix	
Property name	
Address line 1	Deancourt Drive
Address line 2	
Address line 3	
Town/city	Northampton
Postcode	NN5 6PY
Description of site location must be completed if postcode is not known:	
Easting (x)	471361
Northing (y)	262460
Description	

2. Applicant Details

Title	Mr & Mrs
First name	M
Surname	Forde
Company name	
Address line 1	30, Deancourt Drive
Address line 2	
Address line 3	
Town/city	Northampton
Country	

2. Applicant Details

Postcode

Are you an agent acting on behalf of the applicant?

Yes No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

Title

First name

Surname

Company name

Address line 1

Address line 2

Address line 3

Town/city

Country

Postcode

Primary number

Secondary number

Fax number

Email

4. Description of Proposed Works

Please describe the proposed works:

Erection of Single Storey Side Extension

Has the work already been started without consent?

Yes No

5. 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):

Walls	
Description of existing materials and finishes (optional):	Red Coloured Facing Brickwork
Description of proposed materials and finishes:	Red Coloured Facing Brickwork to Match Existing

5. Materials

Roof	
Description of existing materials and finishes (optional):	Interlocking Concrete Tiles
Description of proposed materials and finishes:	Interlocking Concrete Tile to Match Existing

Windows	
Description of existing materials and finishes (optional):	PVC-u
Description of proposed materials and finishes:	PVC-u to Match Existing

Doors	
Description of existing materials and finishes (optional):	PVC-u
Description of proposed materials and finishes:	PVC-u to Match Existing

Are you supplying additional information on submitted plans, drawings or a design and access statement? Yes No

If Yes, please state references for the plans, drawings and/or design and access statement

300/21/01 - Existing & Proposed Floor Plans & Elevation inc. Location & Block Plans

6. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development? Yes No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? Yes No

7. 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

8. Parking

Will the proposed works affect existing car parking arrangements? Yes No

9. 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

10. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes No

11. 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.

Yes No

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?

12. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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

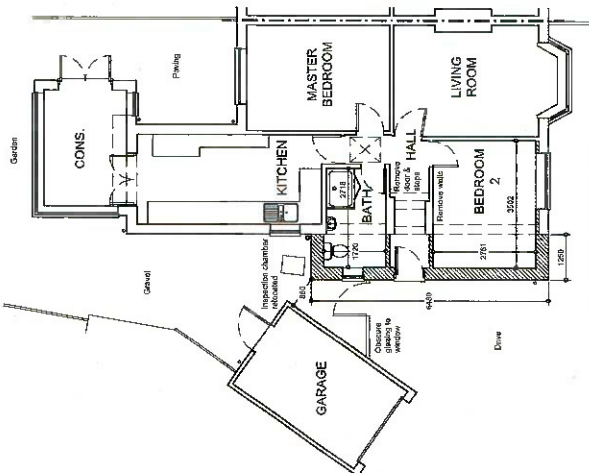
Title	Mr
First name	Andrew
Surname	Porter
Declaration date (DD/MM/YYYY)	20/07/2021

Declaration made

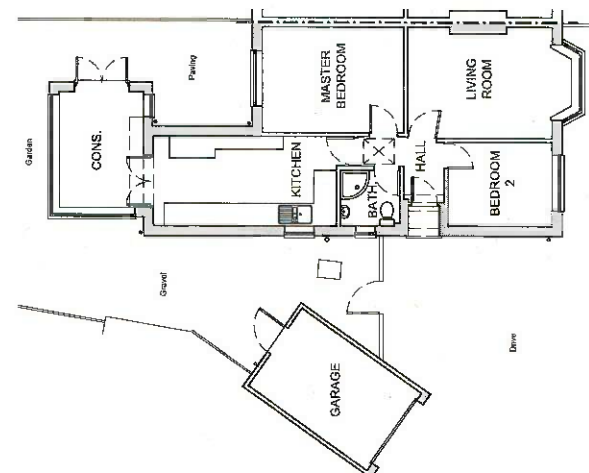
13. Declaration

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.

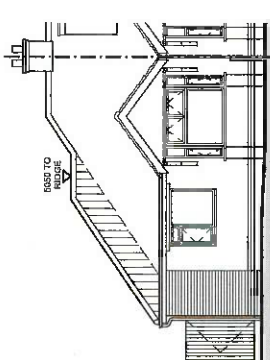
Date (cannot be pre-application)



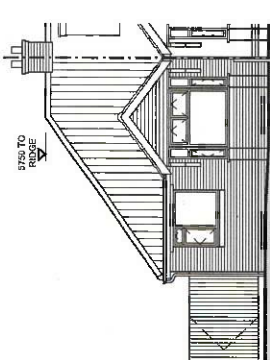
PROPOSED FLOOR PLAN 1:100



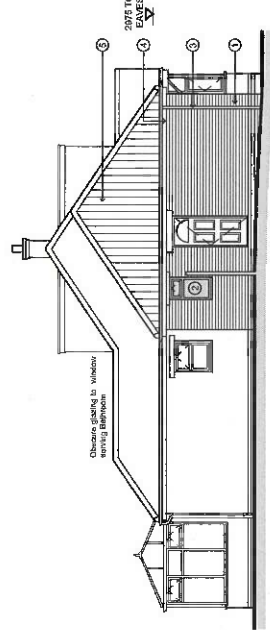
EXISTING FLOOR PLAN 1:100



PROPOSED SOUTH ELEVATION 1:100

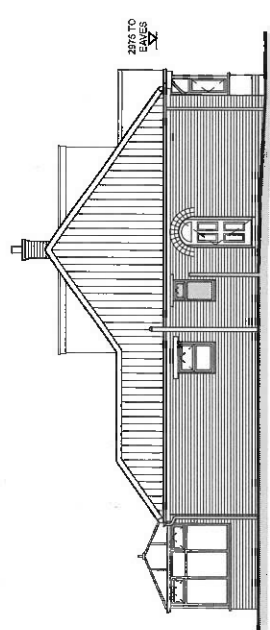


EXISTING SOUTH ELEVATION 1:100

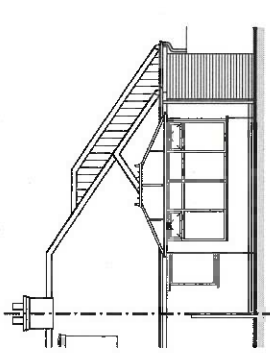


PROPOSED WEST ELEVATION 1:100

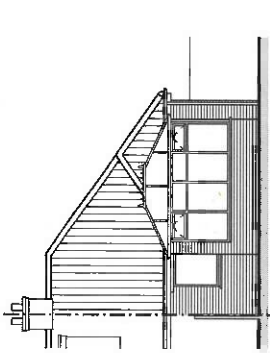
- SCHEDULE OF PROPOSED MATERIALS:**
1. RED COLOURED FACED BRICKWORK TO MATCH EXISTING
 2. PVC-WINDOW & DOOR TO MATCH EXISTING
 3. WHITE FACED BRICKWORK TO MATCH EXISTING
 4. WHITE PVC-ROOFING TO MATCH EXISTING
 5. INTERLOCKING CONCRETE TILES TO MATCH EXISTING



EXISTING WEST ELEVATION 1:100



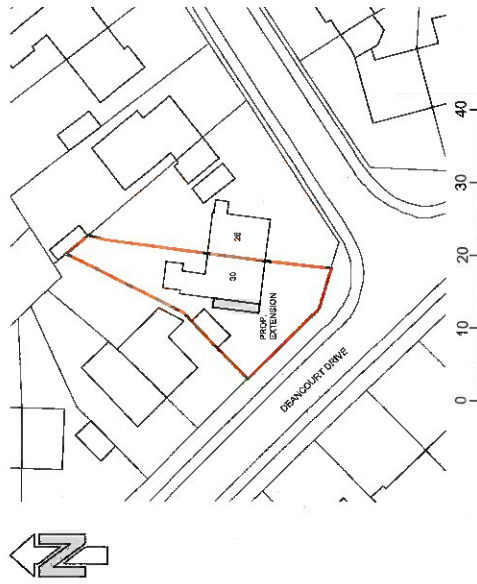
PROPOSED NORTH ELEVATION 1:100



EXISTING NORTH ELEVATION 1:100



LOCATION PLAN SCALE 1:1250



BLOCK PLAN SCALE 1:500

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ANDREW J. PORTER
ARCHITECTURAL CONSULTANT

Residential:

Project:
PROPOSED SIDE EXTENSION
30 DEANACOURT DRIVE - DJUSTON
NORTHAMPTONSHIRE - NN4 6PY
EQUUS & MRS. M. FORD

Title:
EXISTING & PROPOSED FLOOR
PLANS & ELEVATIONS

Date: 08/07/2021
Scale: AS NOTED
Drawn: AJP
Rev: 300/21/01

ROOM P, THE HALL, THORPE STREET,
RAUNDS, WELLINGBOROUGH,
NORTHAMPTONSHIRE, NN9 6LT
TEL: (01933) 626000
EMAIL: ajporterarchitectural@btconnect.com



This form should be saved to your device and then completed using the free Adobe Acrobat Reader application or full version of Adobe Acrobat. Many internet browsers and other applications can display PDF files, but we cannot guarantee their compatibility in regard to these forms. We specifically advise users of Apple devices not to use 'Preview' because of known issues.

Community Infrastructure Levy (CIL) - Form 1: CIL Additional Information

Determining whether a Development may be CIL Liable - For submission with Planning Application

Please note: This version of the form should only be used for submissions relating to planning applications in England. There is a legacy version of the form for use in Wales: [Download the legacy version of this form](#)

Following the introduction of the Community Infrastructure Levy (CIL) all applicants for full planning permission, including householder applications and reserved matters following an outline planning permission, and applicants for lawful development certificates are required to provide the following information.

Please read the associated Guidance Note before you complete the form. This and additional per-question help can be viewed at: https://ecab.planningportal.co.uk/uploads/1app/cil_guidance.pdf

Please complete the form using block capitals and black ink and send to the Collecting Authority.

See [Planning Practice Guidance for CIL](#) for guidance on CIL generally, including exemption or relief.

Privacy Notice

This form is provided by Planning Portal and based on the requirements provided by Government for the sole purpose of submitting information to a Local Authority in accordance with the 'The Community Infrastructure Levy Regulations 2010 (as amended)'.

Please be aware that once you have downloaded this form, Planning Portal will have no access to the form or the data you enter into it (unless you choose to upload it to any Planning Portal online service in agreement with the relevant terms and conditions). Any subsequent use of this form is solely at your discretion, including the choice to complete and submit it to a Local Authority with the declaration section.

Upon receipt of this form and any supporting information, it is the responsibility of the Local Authority to inform you of its obligations in regards to the processing of this information. Please refer to its website for further information on any legal, regulatory and commercial requirements relating to information security and data protection of the information you have provided.

1. Application Details

Applicant or Agent Name:

Andrew Porter Architectural Consultant

Planning Portal Reference (if applicable): PP-10040801

Local authority planning application number (if allocated):

Site Address:

30 Dean Court Drive
Duston
Northamptonshire
NN5 6PY

Description of development:

Erection of Single Storey Side Extension

2. Applications to Remove or Vary Conditions on an Existing Planning Permission

a) Does the application seek to remove or vary conditions on an existing planning permission (i.e. Is it a Section 73 application)?

Yes

If 'Yes', please complete the rest of this question

No

If 'No', you can skip to **Question 3**

b) Please enter the application reference number

c) Does the application involve a change in the amount or use of new build development, where the total (including that previously granted planning permission) is over 100 square metres gross internal area?

Yes No

d) Does the application involve a change in the amount of gross internal area where one or more new dwellings (including residential annexes) are to be created, either through new build or conversion (except the conversion of a single dwelling house into two or more separate dwellings with no additional gross internal area created)?

Yes No

If you answered 'Yes' to either c) or d), please go to **Question 5**

If you answered 'No' to both c) and d), you can skip to **Question 8**

3. Reserved Matters Applications

a) Does the application relate to details or reserved matters on an existing permission that was granted prior to the introduction of the CIL charge in the relevant local authority area?

Yes

If 'Yes', please complete the rest of this question

No

If 'No', you can skip to **Question 4**

b) Please enter the application reference number

If you answered 'Yes' to a), you can skip to **Question 8**

If you answered 'No' to a), please go to **Question 4**

4. Liability for CIL

a) Does the application include new build development (including extensions and replacement) of 100 square metres gross internal area or above?

Yes No

b) Does the application include creation of one or more new dwellings (including residential annexes) either through new build or conversion (except the conversion of a single dwelling house into two or more separate dwellings with no additional gross internal area created)?

Yes No

If you answered 'Yes' to either a) or b), please go to **Question 5**

If you answered 'No' to both a) and b), you can skip to **Question 8**

5. Exemption or Relief

a) Is the site owned by a charity where the development will be wholly or mainly for charitable purposes, and the development will be either occupied by or under the control of a charitable institution?

Yes No

b) Does the proposed development include affordable housing which qualifies for mandatory or discretionary Social Housing relief?

Yes No

If you answered 'Yes' to either a) or b), please note that you will need to complete 'CIL Form 10: Charitable and/or Social Housing Relief Claim'. The form must be submitted to the Collecting Authority, **and** any relief must be granted by them, prior to the commencement of the development. Otherwise the full CIL charge will be payable.

A Commencement (of development) Notice (CIL Form 6) must also be received by the Collecting Authority prior to the commencement of the development otherwise:

- *If your CIL Liability Notice was issued on or after 1 September 2019*
A surcharge equal to 20% of the notional CIL chargeable amount or £2,500, whichever is the lower amount, will be incurred; **or**
- *If your CIL Liability Notice was issued prior to 1 September 2019*
The relief previously granted will be rescinded and the full levy charge will be payable.

You will also need to complete 'CIL Form 10: Charitable and/or Social Housing Relief Claim' if you think you are eligible for discretionary charitable relief, or discretionary social housing relief (if this is available in your area).

If you wish to claim exceptional circumstances relief, and if the charging authority have made exceptional circumstances relief available in their area (please check their website for details), you will need to complete 'CIL Form 11: Exceptional Circumstances Relief Claim'. The form must be submitted to the Collecting Authority, **AND** any relief must be granted by them, prior to the commencement of the development. Otherwise the full CIL charge will be payable.

All CIL Forms are available from: www.planningportal.co.uk/cil

c) Do you wish to claim a self build exemption for a whole new home?

Yes No

If you have answered 'Yes' to c), please note that you will need to complete 'CIL Form 7: Self Build Exemption Claim - Part 1'. This form must be submitted to the Collecting Authority, **and** any exemption must be granted by them, prior to the commencement of the development. Otherwise the full CIL charge will be payable.

A Commencement (of development) Notice (CIL Form 6) must also be received by the Collecting Authority prior to the commencement of the development otherwise:

- *If your CIL Liability Notice was issued on or after 1 September 2019*
A surcharge equal to 20% of the notional CIL chargeable amount or £2,500, whichever is the lower amount, will be incurred; **or**
- *If your CIL Liability Notice was issued prior to 1 September 2019*
The exemption previously granted will be rescinded and the full levy charge will be payable.

All CIL Forms are available from: www.planningportal.co.uk/cil

d) Do you wish to claim an exemption for a residential annex or extension?

Yes No

If you have answered 'Yes' to d), please note that you will need to complete either 'CIL Form 8: Residential Annex Exemption Claim' or 'CIL Form 9: Residential Extension Exemption Claim'. The relevant form must be submitted to the Collecting Authority, **and** any exemption must be granted by them, prior to the commencement of the development. Otherwise the full CIL charge will be payable.

In respect of a residential annex, a Commencement (of development) Notice (CIL Form 6) must also be received by the Collecting Authority prior to the commencement of the development otherwise:

- *If your CIL Liability Notice was issued on or after 1 September 2019*
A surcharge equal to 20% of the notional CIL chargeable amount or £2,500, whichever is the lower amount, will be incurred; **or**
- *If your CIL Liability Notice was issued prior to 1 September 2019*
The exemption previously granted will be rescinded and the full levy charge will be payable.

All CIL Forms are available from: www.planningportal.co.uk/cil

6. Proposed New Gross Internal Area

a) Does the application involve new **residential development** (including new dwellings, extensions, conversions/changes of use, garages, basements or any other buildings ancillary to residential use)?

Please note, conversion of a single dwelling house into two or more separate dwellings (without extending them) is **not** liable for CIL. If this is the sole purpose of your development proposal, you should answer 'No' to Question 4b above.

Yes No

If yes, please complete the table in section 6c below, providing the requested information, including the gross internal area relating to new dwellings, extensions, conversions, garages or any other buildings ancillary to residential use.

b) Does the application involve new **non-residential development**?

Yes No

If yes, please complete the table in section 6c below, using the information from your planning application.

c) Proposed gross internal area:

Development type	(i) Existing gross internal area (square metres)	(ii) Gross internal area to be lost by change of use or demolition (square metres)	(iii) Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres)	(iv) Net additional gross internal area following development (square metres) (iv) = (iii) - (ii)
Market Housing (if known)				
Social Housing, including shared ownership housing (if known)				
Total residential				
Total non-residential				
Grand total				

7. Existing Buildings

a) How many existing buildings on the site will be retained, demolished or partially demolished as part of the development proposed?

Number of buildings:

b) Please state for each existing building/part of an existing building that is to be retained or demolished, the gross internal area that is to be retained and/or demolished and whether all or part of each building has been in use for a continuous period of at least six months within the past thirty six months. Any existing buildings into which people do not usually go or only go into intermittently for the purposes of inspecting or maintaining plant or machinery, or which were granted temporary planning permission should not be included here, but should be included in the table in section 7c.

	Brief description of existing building/part of existing building to be retained or demolished.	Gross internal area (sqm) to be retained.	Proposed use of retained gross internal area.	Gross internal area (sqm) to be demolished.	Was the building or part of the building occupied for its lawful use for 6 continuous months of the 36 previous months (excluding temporary permissions)?		When was the building last occupied for its lawful use? Please enter the date (dd/mm/yyyy) or tick still in use.
					Yes <input type="checkbox"/>	No <input type="checkbox"/>	
1					Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date: <input type="text"/> or Still in use: <input type="checkbox"/>
2					Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date: <input type="text"/> or Still in use: <input type="checkbox"/>
3					Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date: <input type="text"/> or Still in use: <input type="checkbox"/>
4					Yes <input type="checkbox"/>	No <input type="checkbox"/>	Date: <input type="text"/> or Still in use: <input type="checkbox"/>
Total floorspace							

7. Existing Buildings (continued)

c) Does the development proposal include the retention, demolition or partial demolition of any whole buildings which people do not usually go into or only go into intermittently for the purposes of inspecting or maintaining plant or machinery, or which were granted planning permission for a temporary period?

Yes No

If yes, please complete the following table:

	Brief description of existing building (as per above description) to be retained or demolished.	Gross internal area (sqm) to be retained	Proposed use of retained gross internal area	Gross internal area (sqm) to be demolished
1				
2				
3				
4				
Total of which people do not normally go into, only go intermittently to inspect or maintain plant or machinery, or which was granted temporary planning permission				

d) If the development proposal involves the conversion of an existing building, will it be creating a new mezzanine floor within the existing building?

Yes No

If Yes, how much of the gross internal area proposed will be created by the mezzanine floor?

Use	Mezzanine gross internal area (sqm)

8. Declaration

I/we confirm that the details given are correct.

Name:

Mr Andrew Porter

Date (DD/MM/YYYY). Date cannot be pre-application:

15/07/2021

It is an offence for a person to knowingly or recklessly supply information which is false or misleading in a material respect to a collecting or charging authority in response to a requirement under the Community Infrastructure Levy Regulations (2010) as amended (regulation 110, SI 2010/948). A person guilty of an offence under this regulation may face unlimited fines, two years imprisonment, or both.

For local authority use only

Application reference:



**West
Northamptonshire
Council**

PLANNING CONSULTATION LIST

Application Reference	WNN/2021/0526
Location	30 Deancourt Drive Northampton Northamptonshire NN5 6PY
Proposal	Single storey side extension

Consultees			
Name	Type	Sent Date	Expiry
Duston Parish Council	Consultation	02/08/2021	23/08/2021
Duston Parish Council - Neighbourhood Forum	Consultation	02/08/2021	23/08/2021

Cllr Matthew Golby	Consultation	02/08/2021	23/08/2021
Cllr Anna King	Consultation	02/08/2021	23/08/2021
Cllr Jake Roberts	Consultation	02/08/2021	23/08/2021

Overall Consult Expiry Date: 23 August 2021

Overall Re-Consults Expiry Date:

Neighbours					
Address	Sent Date	Expiry Date	Re-Consult Sent Date	Re-Consult Expiry Date	
24 Bretton Close Northampton NN5 6QB	02/08/2021	23/08/2021			
25 Deancourt Drive Northampton NN5 6PY	02/08/2021	23/08/2021			
26 Bretton Close Northampton NN5 6QB	02/08/2021	23/08/2021			
27 Deancourt Drive Northampton NN5 6PY	02/08/2021	23/08/2021			
29 Deancourt Drive Northampton NN5 6PY	02/08/2021	23/08/2021			
32 Deancourt Drive Northampton NN5 6PY	02/08/2021	23/08/2021			

Overall Neighbour Expiry Date: 23 August 2021

Overall Neighbour Re-Consults Expiry Date:



**West
Northamptonshire
Council**

Planning Department
Place & Economy Directorate
West Northamptonshire Council
Northampton Area Office
Guildhall, St Giles Square, Northampton
NN1 1DE
0300 126 7000
www.westnorthants.gov.uk | planning.nbc@westnorthants.gov.uk

The Occupier
24 Bretton Close
Northampton
NN5 6QB

Our Ref: WNN/2021/0526
Contact: Kanchan Sharma
Telephone No: 0300 126 7000
Email: planning.nbc@westnorthants.gov.uk
Date: 2 August 2021

Dear Sir/Madam

**TOWN & COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE)
(ENGLAND) ORDER 2015**

PROPOSAL: SINGLE STOREY SIDE EXTENSION
LOCATION: 30 DEANCOURT DRIVE
NORTHAMPTON
NORTHAMPTONSHIRE
NN5 6PY

The above application has recently been received and I am writing to you as the occupier of premises in the vicinity of the site.

The application documents including plans are now available to view online at <http://planning.northamptonboroughcouncil.com/planning> entering the reference number as shown above. We are currently unable to offer you the opportunity to view plans for any application at our Guildhall office, therefore if you are unable to view documents electronically, please call the telephone number above for further guidance on how you can view the plans at this time.

Any comments you wish to make regarding the application must be made via our website or in writing. They should reach the Council at the above address, not later than **21 days** from the date of this letter.

Any written observation received will be taken into account in determining this application but you must appreciate that your views are just one of the factors which will influence the decision. Please note, it is not necessary to have received the Council's notification letter in order to comment. If you do not own the property which you occupy, I would be grateful if you would inform the owner of the contents of this letter.

For further information on how and why we use your personal data, please refer to www.westnorthants.gov.uk/privacy.

If you wish to receive an acknowledgement of receipt of your comments, please provide a valid email address or a stamped, self-addressed envelope.

It may be that details of this application have been publicised by press notice or site notice and the date shown thereon (if later than advised above) is the last date by which observations will be accepted. If you require any further information of a general nature about this application you are advised to contact the Planning Department on 0300 126 7000.



**West
Northamptonshire
Council**

Planning Department
Place & Economy Directorate
West Northamptonshire Council
Northampton Area Office
Guildhall, St Giles Square, Northampton
NN1 1DE
0300 126 7000
www.westnorthants.gov.uk | planning.nbc@westnorthants.gov.uk

Yours faithfully

K.S.

Kanchan Sharma
Planning Officer
Planning Service



Householder Application for Planning Permission for works or extension to a dwelling.
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. Site Address

Number	7
Suffix	
Property name	
Address line 1	Holmleigh Close
Address line 2	
Address line 3	
Town/city	Northampton
Postcode	NN5 6JE

Description of site location must be completed if postcode is not known:

Easting (x)	472259
Northing (y)	261096

Description

--

2. Applicant Details

Title	
First name	Richard
Surname	Chillingsworth
Company name	
Address line 1	7
Address line 2	Holmleigh Close
Address line 3	
Town/city	Northampton
Country	

2. Applicant Details

Postcode

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

Primary number

Secondary number

Fax number

Email address

3. Agent Details

No Agent details were submitted for this application

4. Description of Proposed Works

Please describe the proposed works:

Has the work already been started without consent? Yes No

If Yes, please state when the development or work was started (date must be pre-application submission)

Has the work already been completed without consent? Yes No

If Yes, please state when the development or work was completed (date must be pre-application submission)

5. 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):

Walls	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	timber framed

Roof	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	double glazed units

Are you supplying additional information on submitted plans, drawings or a design and access statement? Yes No

If Yes, please state references for the plans, drawings and/or design and access statement

6. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your proposed development? Yes No

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? Yes No

7. 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

8. Parking

Will the proposed works affect existing car parking arrangements? Yes No

9. 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

10. 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

Surname

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

James advised he is happy with the overall construction and location. Due to conservation area and size I was advised to complete planning retrospectively. I was also advised that he did not foresee any problem in planning being granted

11. 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

11. Authority Employee/Member

It is an important principle of decision-making that the process is open and transparent.

Yes No

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?

12. Ownership Certificates and Agricultural Land Declaration

CERTIFICATE OF OWNERSHIP - CERTIFICATE A - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

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

Richard

Surname

Chillingsworth

Declaration date
(DD/MM/YYYY)

19/07/2021

Declaration made

13. Declaration

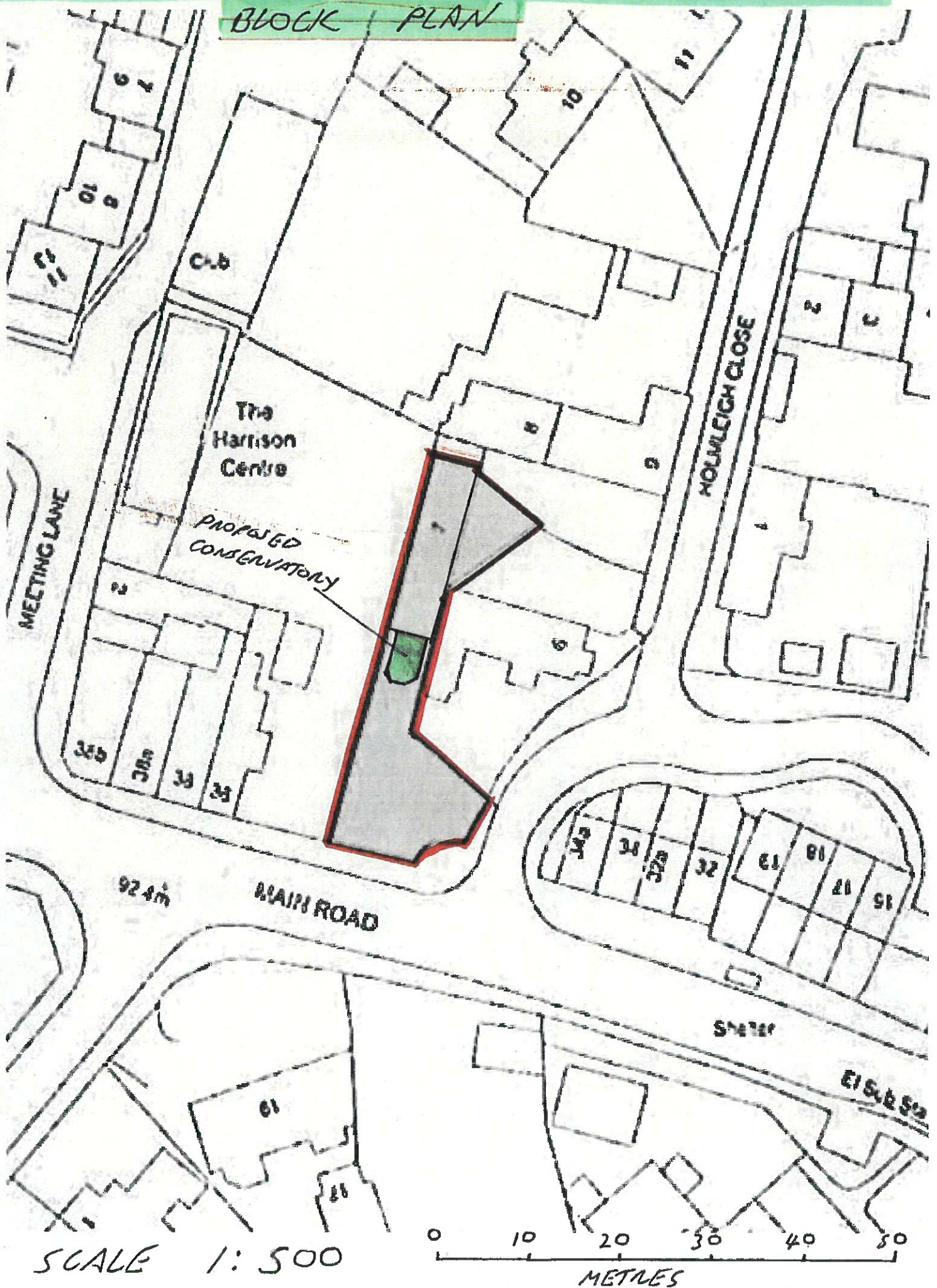
I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

Date (cannot be pre-application)

19/07/2021

7 HOLMLEIGH CLOSE, DUSTON, NN5 6JE

BLOCK PLAN



SCALE 1:500

METRES



This form should be saved to your device and then completed using the free Adobe Acrobat Reader application or full version of Adobe Acrobat. Many internet browsers and other applications can display PDF files, but we cannot guarantee their compatibility in regard to these forms. We specifically advise users of Apple devices not to use 'Preview' because of known issues.

Community Infrastructure Levy (CIL) - Form 1: CIL Additional Information

Determining whether a Development may be CIL Liable - For submission with Planning Application

Please note: This version of the form should only be used for submissions relating to planning applications in England. There is a legacy version of the form for use in Wales: Download the legacy version of this form

Following the introduction of the Community Infrastructure Levy (CIL) all applicants for full planning permission, including householder applications and reserved matters following an outline planning permission, and applicants for lawful development certificates are required to provide the following information.

Please read the associated Guidance Note before you complete the form. This and additional per-question help can be viewed at: https://ecab.planningportal.co.uk/uploads/1app/cil_guidance.pdf

Please complete the form using block capitals and black ink and send to the Collecting Authority.

See Planning Practice Guidance for CIL for guidance on CIL generally, including exemption or relief.

Privacy Notice

This form is provided by Planning Portal and based on the requirements provided by Government for the sole purpose of submitting information to a Local Authority in accordance with the 'The Community Infrastructure Levy Regulations 2010 (as amended)'.

Please be aware that once you have downloaded this form, Planning Portal will have no access to the form or the data you enter into it (unless you choose to upload it to any Planning Portal online service in agreement with the relevant terms and conditions). Any subsequent use of this form is solely at your discretion; including the choice to complete and submit it to a Local Authority with the declaration section.

Upon receipt of this form and any supporting information, it is the responsibility of the Local Authority to inform you of its obligations in regards to the processing of this information. Please refer to its website for further information on any legal, regulatory and commercial requirements relating to information security and data protection of the information you have provided.

1. Application Details

Applicant or Agent Name:

RICHARD COLLINGSWORTH

Planning Portal Reference (if applicable):

10051275

Local authority planning application number (if allocated):

Site Address:

7 HOLMLEIGH CLOSE, DUSTON
NORTHAMPTON
NN5 6JE

Description of development:

CONSTRUCTION OF A TIMBER FRAMED FULLY
GLAZED CONSERVATORY, TO THE REAR OF THE
PROPERTY

2. Applications to Remove or Vary Conditions on an Existing Planning Permission

a) Does the application seek to remove or vary conditions on an existing planning permission (i.e. Is it a Section 73 application)?

Yes

If 'Yes', please complete the rest of this question

No

If 'No', you can skip to **Question 3**

b) Please enter the application reference number

c) Does the application involve a change in the amount or use of new build development, where the total (including that previously granted planning permission) is over 100 square metres gross internal area?

Yes No

d) Does the application involve a change in the amount of gross internal area where one or more new dwellings (including residential annexes) are to be created, either through new build or conversion (except the conversion of a single dwelling house into two or more separate dwellings with no additional gross internal area created)?

Yes No

If you answered 'Yes' to either c) or d), please go to **Question 5**

If you answered 'No' to both c) and d), you can skip to **Question 8**

3. Reserved Matters Applications

a) Does the application relate to details or reserved matters on an existing permission that was granted prior to the introduction of the CIL charge in the relevant local authority area?

Yes

If 'Yes', please complete the rest of this question

No

If 'No', you can skip to **Question 4**

b) Please enter the application reference number

If you answered 'Yes' to a), you can skip to **Question 8**

If you answered 'No' to a), please go to **Question 4**

4. Liability for CIL

a) Does the application include new build development (including extensions and replacement) of 100 square metres gross internal area or above?

Yes No

b) Does the application include creation of one or more new dwellings (including residential annexes) either through new build or conversion (except the conversion of a single dwelling house into two or more separate dwellings with no additional gross internal area created)?

Yes No

If you answered 'Yes' to either a) or b), please go to **Question 5**

If you answered 'No' to both a) and b), you can skip to **Question 8**

8. Declaration

I/we confirm that the details given are correct.

Name:

RICHARD CHILLINGSWORTH

Date (DD/MM/YYYY). Date cannot be pre-application:

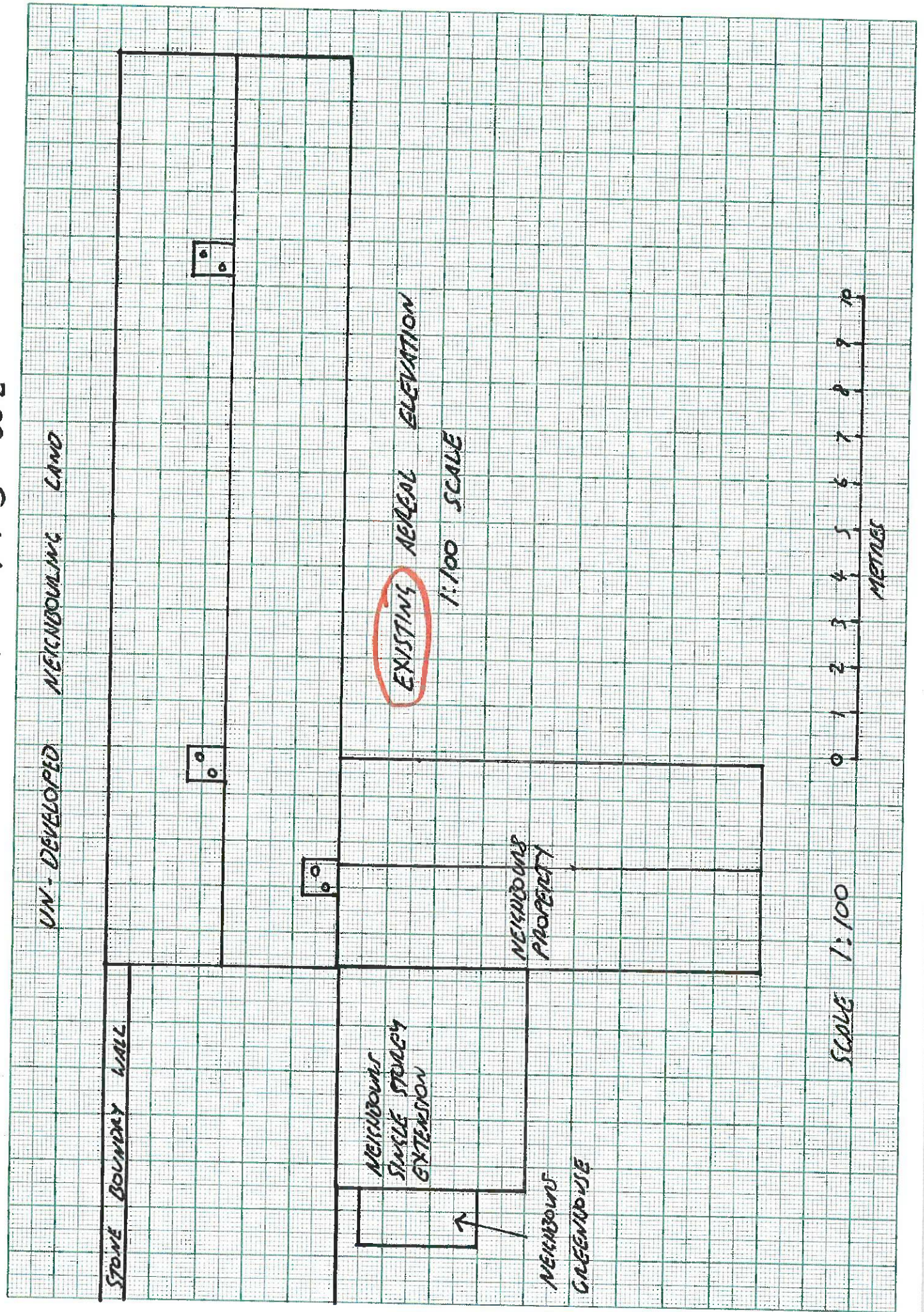
19-7-2021

It is an offence for a person to knowingly or recklessly supply information which is false or misleading in a material respect to a collecting or charging authority in response to a requirement under the Community Infrastructure Levy Regulations (2010) as amended (regulation 110, SI 2010/948). A person guilty of an offence under this regulation may face unlimited fines, two years imprisonment, or both.

For local authority use only

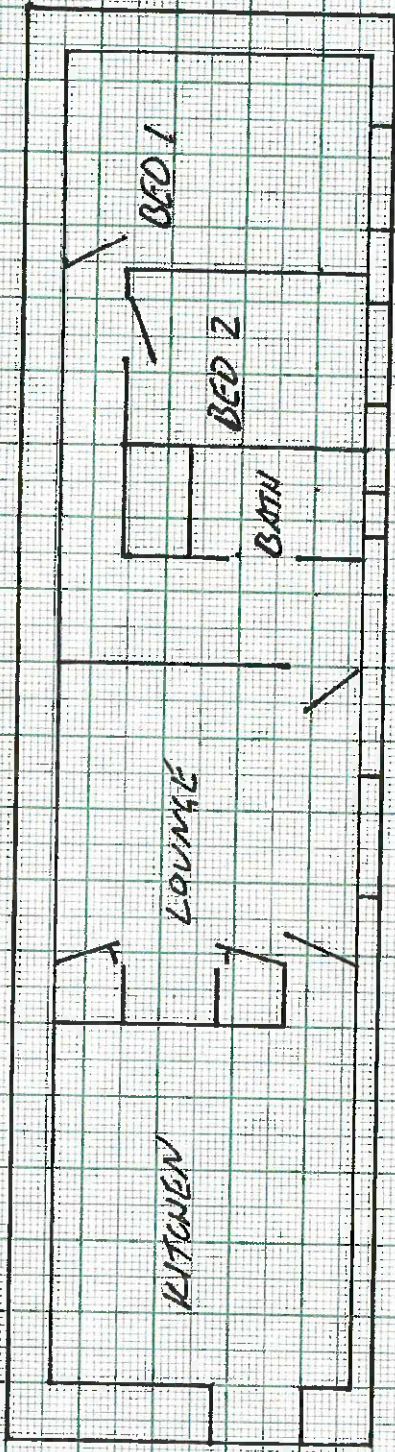
Application reference:

7 HOLMLEIGH CLOSE, DUSTON, NNS 6JE

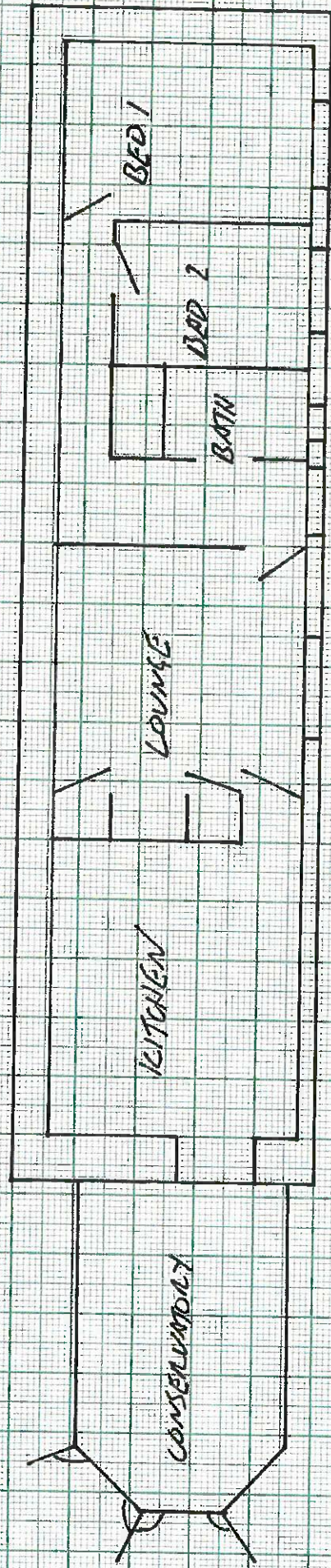


7 WOLMLEICH CLOSE, DUSTON, NNS 6VE

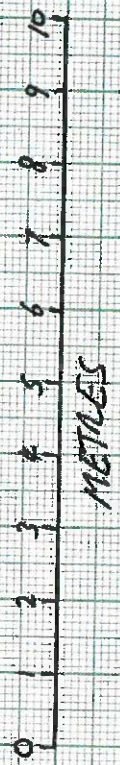
FLOOR PLAN EXISTING



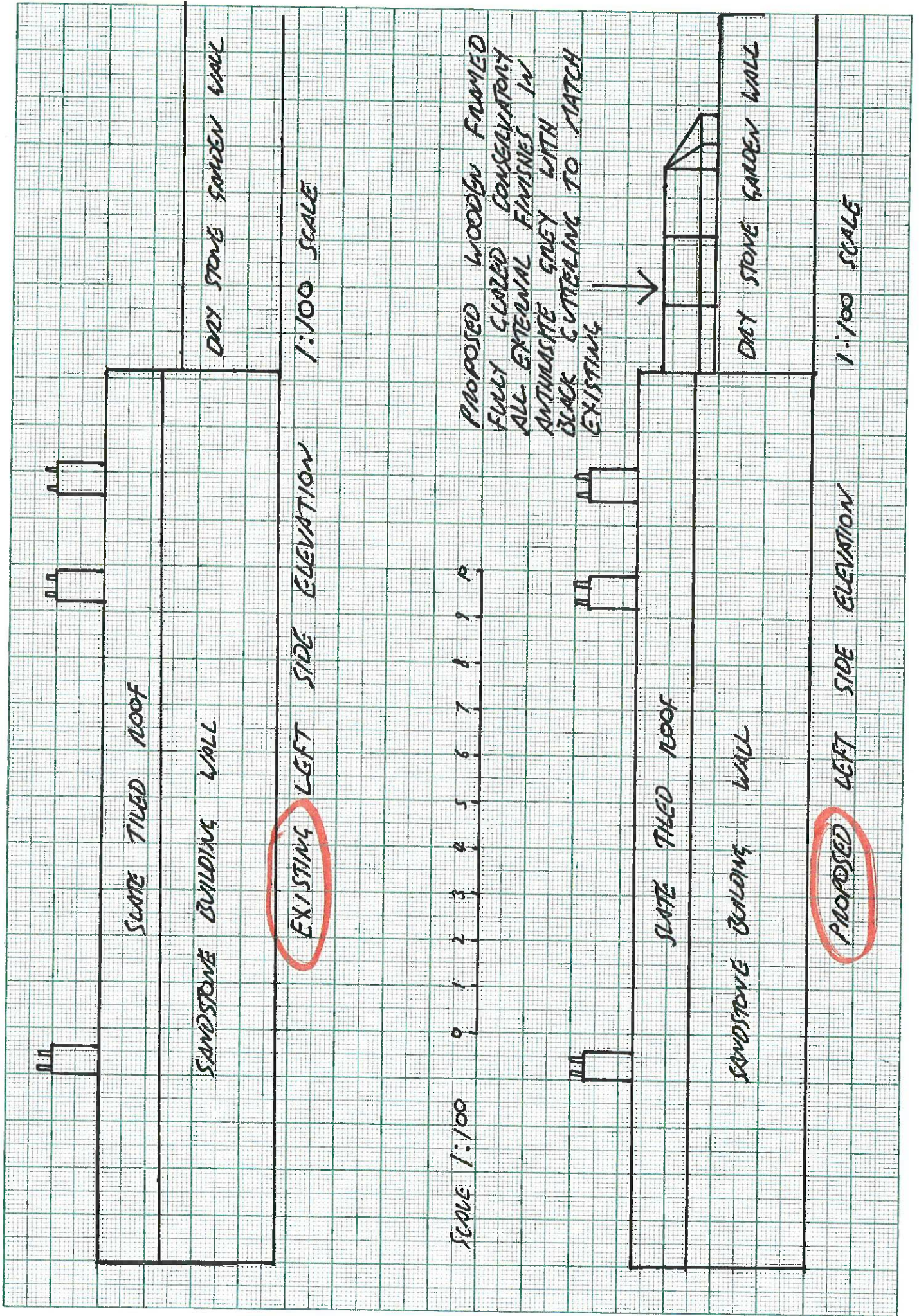
FLOOR PLAN PROPOSED



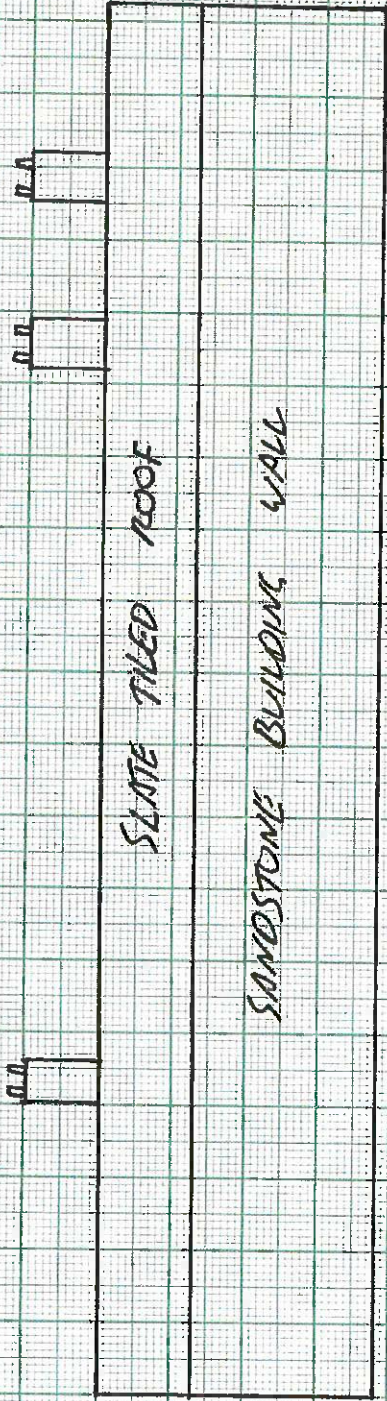
SCALE 1:100



7 HOLMLEIGH CLOSE, DUSTON, NNS 6JE



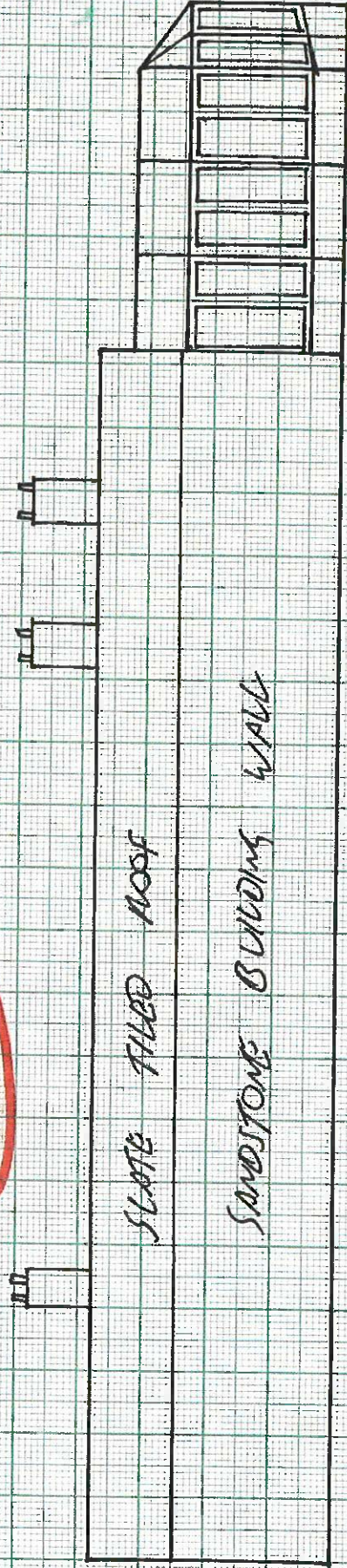
7 HOLMLEIGH CLOSE, DUSTON, NNS 6TE



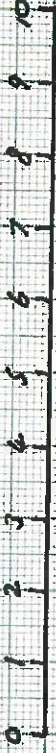
EXISTING LEFT SIDE ELEVATION

PROPOSED WOODEN FRAMED
FULLY GLAZED CONSERVATORY
ALL EXTERNAL FINISHES IN
ANTHRACITE GREY WITH
BLACK GUTTERING TO MATCH
EXISTING

PROPOSED LEFT SIDE ELEVATION

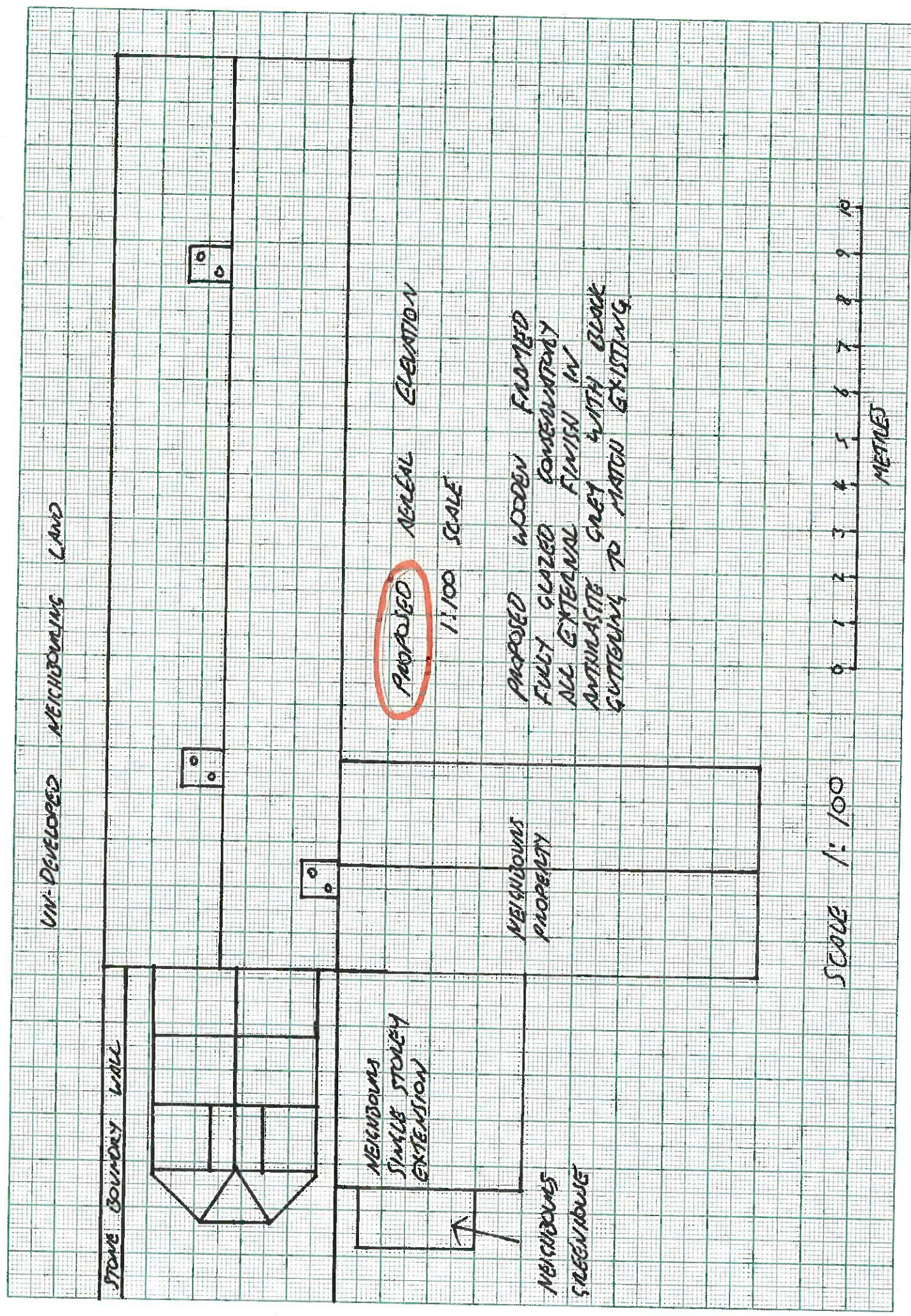


SCALE 1:100



METRES

7 HOLMLEIGH CLOSE, DUSTON, NNS 6JE



PROPOSED REVEAL ELEVATION
 1:100 SCALE

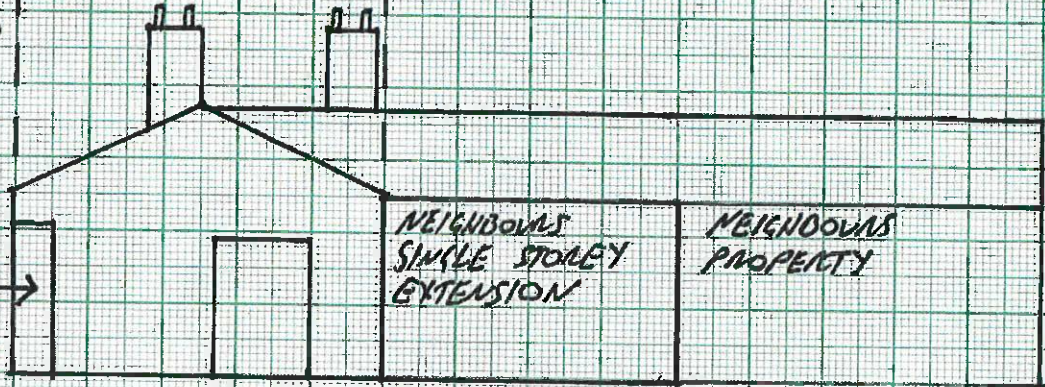
PROPOSED WOODEN FRAMED
 FULLY GLAZED CONSERVATORY
 ALL EXTERNAL FINISH IN
 ANTIKASTIG GREY WITH BLACK
 GUTTERING TO MATCH EXISTING

SCALE 1:100
 METHOD

7 HOLMLEIGH CLOSE, DUSTON, NNS 6TE

NEIGHBOURING
UN DEVELOPED
LAND

STONE
BOUNDARY
WALL



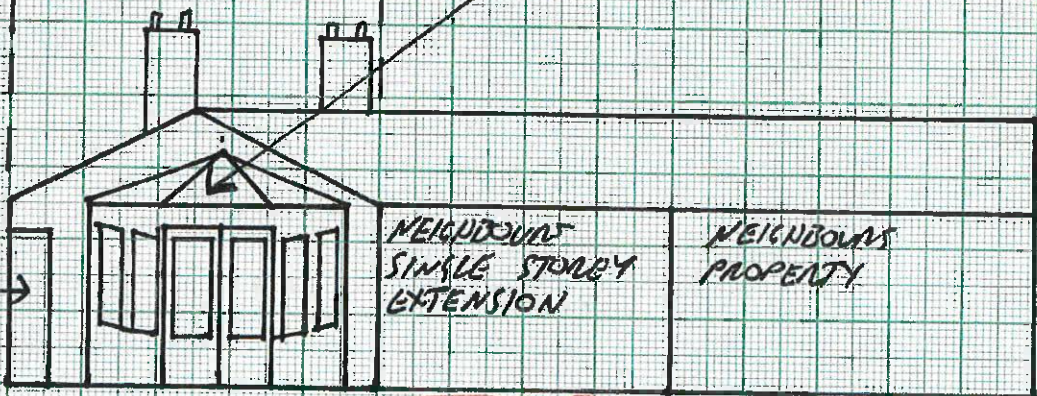
EXISTING REAL ELEVATION
1:100 SCALE

PROPERTY
BOUNDARIES

PROPOSED WOODEN FRAMED
FULLY CLOSED CONSERVATORY
ALL EXTERNAL FINISH IN
ANTHRACITE GREY WITH BLACK
GUTTERING TO MATCH EXISTING

NEIGHBOURING
UN DEVELOPED
LAND

STONE
BOUNDARY
WALL

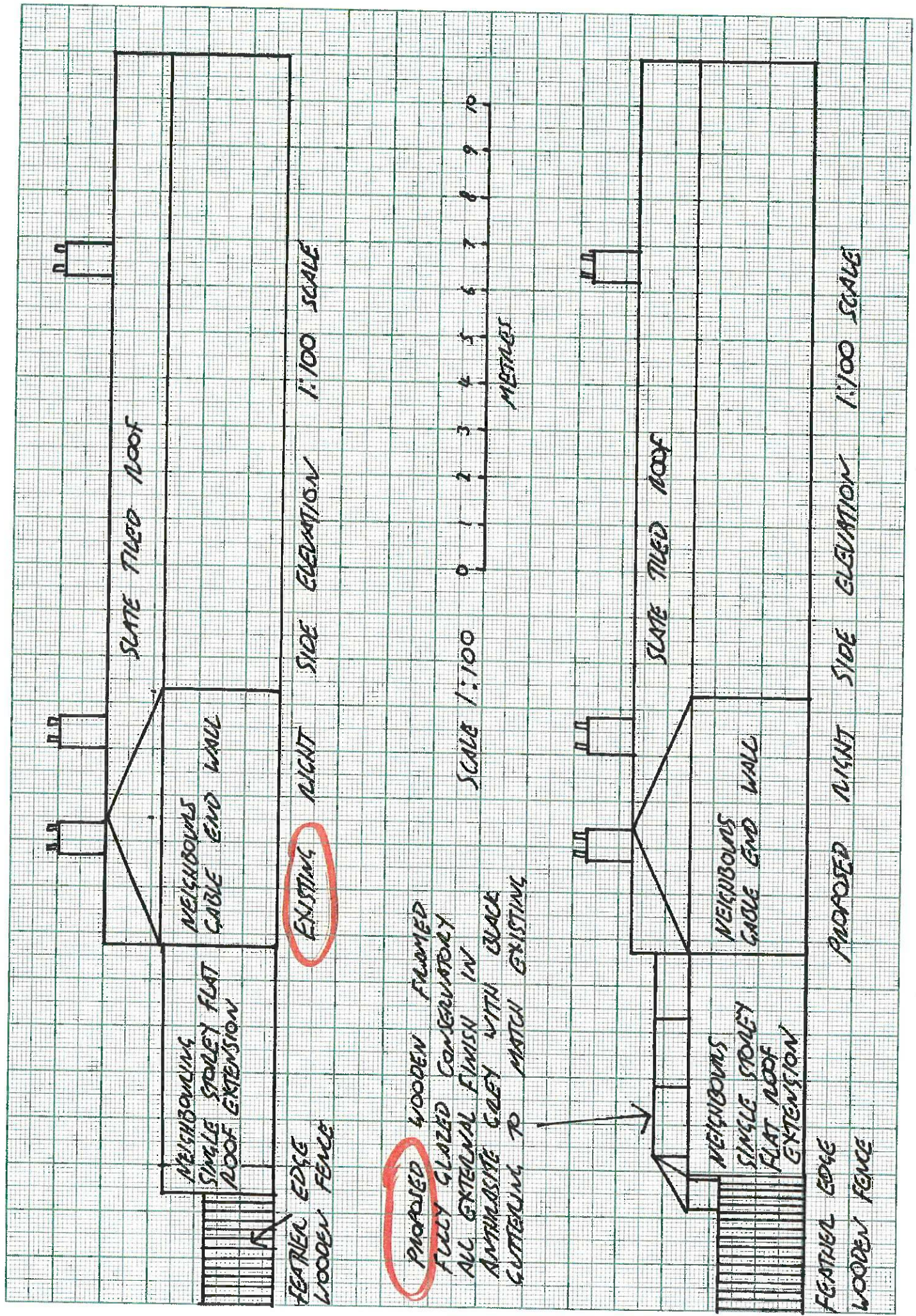


PROPOSED REAL ELEVATION
1:100 SCALE

0 1 2 3 4 5 6 7 8 9 10

METRES

7 HOLMLEIGH CLOSE, DUSTON, NNS 6JE.



EXISTING

PROPOSED WOODEN FRAMED FULLY GLAZED CONSERVATORY ALL EXTERNAL FINISH IN ANTHRACITE GREY WITH BLACK GUTTERING TO MATCH EXISTING

FEATHER EDGE WOODEN FENCE

NEIGHBOURS SINGLE STOREY FLAT ROOF EXTENSION

NEIGHBOURS CABLE END WALL

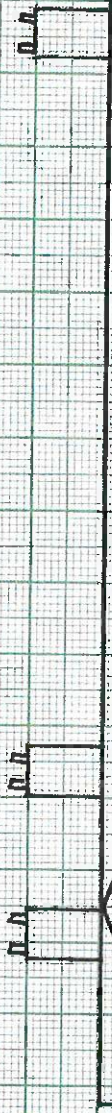
SLATE TILED ROOF

PROPOSED SIDE ELEVATION 1:100 SCALE

EXISTING SIDE ELEVATION 1:100 SCALE

SCALE 1:100 METRES

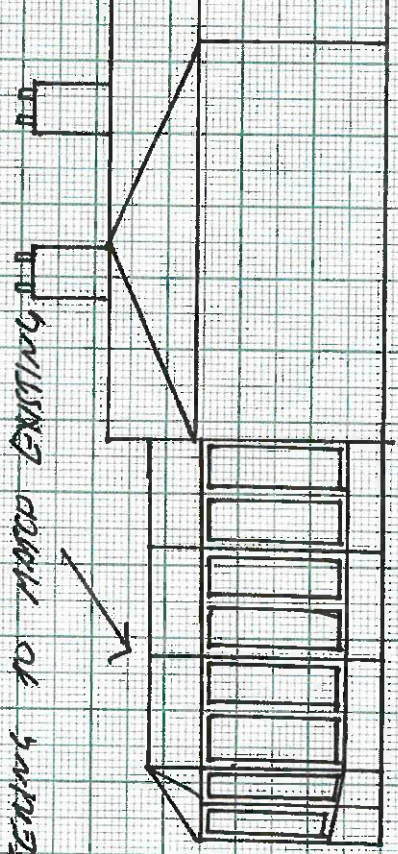
7 HOWMEIKN CLOSE, DUSTON, NNS 6JE



SCOTE TRAD ROOF

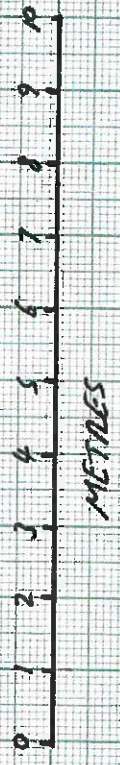
EXISTING NIGHT SIDE ELEVATION

PROPOSED WOODEN FLAMED FULLY SLAZED CONSERVATORY ALL EXTERNAL FINISH IN ANTIWASH GREY WITH BLACK CURTAINING TO MATCH EXISTING



PROPOSED NIGHT SIDE ELEVATION

SCALE 1/100



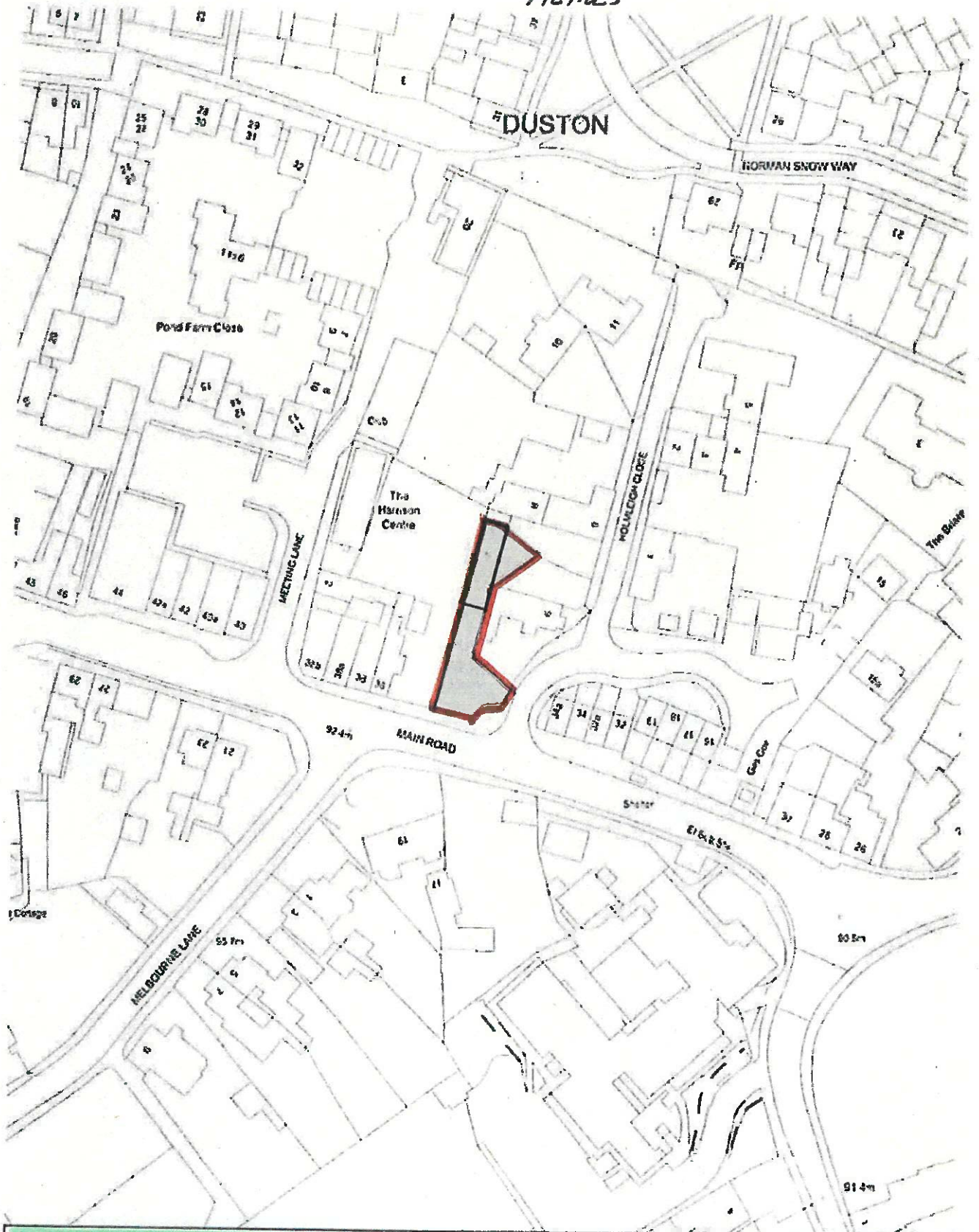
Location Plan

This search has been compiled based on the search area outlined below.

SCALE 1:1250



METRES



7, Holmleigh Close, NORTHAMPTON, NN5 6JE

SCALE 1:1250

Main property Extent

Secondary property Extent

0 148m
Property coordinates 472259.261096





**West
Northamptonshire
Council**

PLANNING NOTICE

**TOWN & COUNTRY PLANNING (DEVELOPMENT MANAGEMENT PROCEDURE) (ENGLAND)
ORDER 2015**

Application Reference No: WNN/2021/0520

An application has been made to the West Northamptonshire Council for the following:

PROPOSAL	NEW TIMBER FRAMED CONSERVATORY TO REAR ASPECT • WITHIN A CONSERVATION AREA
LOCATION	7 HOLMLEIGH CLOSE NORTHAMPTON NORTHAMPTONSHIRE NN5 6JE
APPLICANT	MR RICHARD CHILLINGSWORTH

A copy of the documentation, plans and the accompanying details are available for inspection on-line www.northampton.gov.uk, click on "Planning", and then on "Planning Search Facility", entering the plan application number as shown above.

Any person who wishes to make representations should write to the Planning Division, The Guildhall, St Giles Square, Northampton, or email planning.nbc@westnorthants.gov.uk, within **21 days** of the date of this notice quoting the application reference number.

All comments received will become background papers (as defined in the Access to Information Act 1985) and accordingly will be available for public inspection.

It should be noted that details of this application may have also been publicised by a press notice and the date shown thereon (if later than that advised above) is the last date by which representations will be accepted.

In the event of an appeal against a refusal of planning permission, any representations made in respect of this application will be sent to the Secretary of State and there will be no further opportunity to comment at the appeal stage.

Date:

**Jim Newton
Assistant Director Economic Growth & Regeneration
Planning Service**

West Northants Council
Northampton Planning Office
The Guildhall
St Giles Square
Northampton
NN1 1DE

Northampton Planning Office
The Guildhall
St Giles Square
Northampton
NN1 1DE

