



**Hinckley & Bosworth
Borough Council**

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Hinckley Hub
Rugby Road
Hinckley
Leics
LE10 0FR

Householder Application for Planning Permission for works or extension to a dwelling

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	11
Suffix	
Property Name	
Address Line 1	Queensway
Address Line 2	
Address Line 3	Leicestershire
Town/city	Barwell
Postcode	LE9 8AQ

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

Easting (x)	444820	Northing (y)	297246
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Description	
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Applicant Details

Name/Company

Title

Mr

First name

Craig

Surname

Blain

Company Name

Address

Address line 1

24 Kingsfield Road

Address line 2

Address line 3

Town/City

Barwell

County

Leicestershire

Country

United Kingdom

Postcode

LE9 8GR

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposed works

Proposed extension of existing single story bungalow to create a dormer bungalow with 1no additional bedroom and incorporating additional side extension providing larger kitchen and living spaces. Application also includes the replacement of the existing flat garage roof with a hip roof.

Has the work already been started without consent?

- ☐ Yes
- ☒ No

Materials

Does the proposed development require any materials to be used externally?

- ☒ Yes
- ☐ No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

Type:

Walls

Existing materials and finishes:

Facing brick

Proposed materials and finishes:

Lightly textured cream render above brick plinth.

Type:

Roof

Existing materials and finishes:

Grey concrete interlocking roof tiles

Proposed materials and finishes:

Plain, flat clay grey roof tiles

Type:

Windows

Existing materials and finishes:

White UPVC

Proposed materials and finishes:

UPVC cream colour windows with blue brick sills Aluminium frame grey roof windows to match roof tiles

Type:

Doors

Existing materials and finishes:

White UPVC

Proposed materials and finishes:

UPVC cream colour doors blue brick sills

Type:

Boundary treatments (e.g. fences, walls)

Existing materials and finishes:

Rear garden having 1.8m (h) timber fence. Front garden having low height stone faced concrete block garden wall.

Proposed materials and finishes:

New 1.8m (h) brick wall to rear garden, front garden wall rebuilt in new brickwork to maximum 1m (h). New powder coated gates.

Type:

Vehicle access and hard standing

Existing materials and finishes:

Gravel driveway to rear of property, and block paved covered carport

Proposed materials and finishes:

Gravel driveway to rear removed and incorporated into landscaped rear garden, carport area retained and refinished in new permeable block pavers. New front driveway created in permeable block pavers and gravel finishes.

Type:

Lighting

Existing materials and finishes:

Existing entrance pathway lantern lighting

Proposed materials and finishes:

Replaced entrance approach lighting and feature lighting to rear garden.

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

2014-01-0100-Proposed Block & Location Plan-P01
2014-01-0102-Proposed Floor Plans-P01
2014-01-0104-Proposed Elevations-P01
2024-01-MAB-01-ZZ-D-A-0104_Proposed Elevations-S2-P01
2024-01-MAB-01-00-D-A-0102_Proposed Floor Plans-S2-P01
2024-01-MAB-01-00-D-A-0100_Proposed Block & Location Plan-S2-P01

Trees and Hedges

Are there any trees or hedges on the property or on adjoining properties which are within falling distance of the proposed development?

☒ Yes

☐ No

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings.

Boundary Hedge T1
Tree T2
Tree T3

Will any trees or hedges need to be removed or pruned in order to carry out your proposal?

☒ Yes

☐ No

If Yes, please show on the plans, indicating the scale, which trees by giving them numbers (e.g. T1, T2 etc) and state the reference number of any plans or drawings

Boundary Hedge T1 - Hedge is in poor condition and needs to be removed and requires removing for extension.
Tree T2 - Retained
Tree T3 - Retained

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

If Yes to any questions, please show details on your plans or drawings and state their reference numbers:

Plans show proposed new driveway and associated access.

Parking

Will the proposed works affect existing car parking arrangements?

- ☒ Yes
☐ No

If Yes, please describe:

The proposal includes the addition of a new 2 car driveway to the front of the property via a new access off Queensway with new dropped kerb access. Existing gravel driveway to rear removed and incorporated into landscaped rear garden.
No changes to street lighting or any other fixtures are required.

Biodiversity net gain

Paragraph 13 of Schedule 7A of the Town and Country Planning Act 1990 sets out that every planning permission granted for the development of land in England shall be deemed to have been granted subject to the 'biodiversity gain condition' requiring development to achieve a net gain of 10% of biodiversity value.

This is subject to exemptions, an exemption applies in relation to planning permission for a development which is the subject of a householder application, within the meaning of article 2(1) of the Town and Country Planning (Development Management Procedure) (England) Order (2015)*.

Applicants for planning permission are required to make a statement as to whether they believe the biodiversity gain condition will apply if permission is granted, please confirm:

- ☒ It is my belief that if permission is granted for the development to which this application relates the biodiversity gain condition would not apply

*A 'householder application' means an application for planning permission for development for an existing dwellinghouse, or development within the curtilage of such a dwellinghouse for any purpose incidental to the enjoyment of the dwellinghouse which is not an application for change of use or an application to change the number of dwellings in a building.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

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

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

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

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☒ Yes
- ☐ No

If yes, please provide details of their name, role, and how they are related:

***** REDACTED *****

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- ☒ Yes
- ☐ No

Is any of the land to which the application relates part of an Agricultural Holding?

- ☐ Yes
- ☒ No

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding**

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

NOTE: You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

- ☐ The Applicant
- ☒ The Agent

Title

Mr

First Name

Ian

Surname

Mars

Declaration Date

10/06/2024

☒ Declaration made

Declaration

I/We hereby apply for Householder planning permission as described in the questions answered, details provided, 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.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Ian Mars

Date

18/06/2024