

APPLICATION NO.	
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KIRKLEES COUNCIL VALIDATION CHECKLIST	SUPPLY 1 COPY (PLUS THE ORIGINAL)

PLANNING - PO Box B93, Civic Centre 3, Huddersfield, HD1 2JR **Tel:** 01484 414746 **E-mail :** dc.admin@kirklees.gov.uk

Application for a Lawful Development Certificate for a Proposed use or development.
Town and Country Planning Act 1990: Section 192, as amended by section 10 of the Planning and Compensation act 1991.

Town and Country Planning (Development Management Procedure) (England) Order 2015

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	120
Suffix	
Property name	
Address line 1	Sunny Bank Road
Address line 2	
Address line 3	
Town/city	Mirfield
Postcode	WF14 0JQ

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

Easting (x)	420022
Northing (y)	421901

Description

2. Applicant Details

Title	Mr
First name	Des
Surname	Macorison
Company name	
Address line 1	3 Greenhill Court
Address line 2	
Address line 3	
Town/city	Batley

2. Applicant Details

Country

Postcode

WF17 6EP

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 Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

☒ Yes ☐ No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

I am requesting to be granted a lawful development certificate for a single-storey rear extension at 120 Sunny Bank Road, Mirfield.

The proposed extension is timber-framed with the outer skin being brick and render. I propose 65mm Carlton Pin Hole Pories (matching the existing) up to a height of 825mm, is which approximately inline with the existing internal floor level. The render would be applied on Knauf Aqua-Board with is a none combustible cementitious board. Please note if render isn't to the fancy of planning department I'm am not adverse to full brick outer leaf.

The proposed roof to be a flat, warm roof construction with a 300mm parapet wall and 300mm overhang. The materials would be MPDM an aluminium anthracite parapet wall capping

The proposed 4 windows, a bifold door and a skylight.

Window 1 - 750mm x 1800mm on the right corner of the left elevation, connecting to a 150mm column, under a corner lintel. This will be facing towards the driveway

Window 2 - 750mm x 1800mm on the left corner on the rear elevation. This would connect to the same column window on the left elevation, creating a corner window.

Window 3 - 750mm x 1800mm on the right corner of the rear elevation. This is to mirror the opposite side and house an inside courtyard approximately 1150mm x 3000mm lees the wall thickness.

Window 4 - 2000mm 2000m would be the internal skin which will connect the inside space to the outside. Please note this will be within the 6500mm proposed extension and will not be seen from the outside and would be just for internal aesthetics.

Bifold would be 2400mm and be placed central to the corner windows on the rear elevations

I propose a skylight central to the extension and bi-folds.

Does the proposal consist of, or include, a change of use of the land or building(s)?

☐ Yes ☒ No

Has the proposal been started?

☐ Yes ☒ No

5. Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

I proposed to build the rear extension to the permitted dimensions and criteria outlined by my local authority.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

5. Grounds for Application

Please select the use class that relates to the existing or last use. If the use class is not shown, please select 'Other' and provide details.

Please Select...

Information about the proposed use(s)

Please select the use class that relates to the proposed use. If the use class is not shown, please select 'Other' and provide details.

C3 - Dwellinghouses

Is the proposed operation or use

☒ Permanent ☐ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

I consider that a lawful development certificate should be granted for the proposed application because of the following:

Will be built within the building regulations and permitted development guidelines.

There is a mixed array of property alternations on the same road including to both neighbours either having rear extensions, side extension, roof lights etc I feel this extension would be sympathetic to both the existing property whilst not impacting the neighbours

This proposed extension would also give the much-needed room for my family, on our soon to be family home.

6. 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

7. Pre-application Advice

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

☐ Yes ☒ No

8. 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?

9. Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner
☐ Lessee
☐ Occupier
☐ Other

10. Declaration

I/we hereby apply for a Lawful Development Certificate 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)

07/11/2020