BARNSLEY
Metropolitan Borough Council

Planning and Building Control
Economic Regeneration - Place Directorate
Barnsley Metropolitan Borough Council, PO Box 634, Barnsley, S70 9GG
DevelopmentManagement@barnsley.gov.uk
www.barnsley.gov.uk/services/planning-and-buildings

Householder Application for Planning Permission for works or extension to a dwelling; Listed Building Consent for alterations, extension or demolition of a listed building

Town and Country Planning Act 1990 (as amended); Planning (Listed Buildings and Conservation Areas 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

Suffix

Property Name

7 Middlewood Hall, Apple House

Address Line 1

Doncaster Road

Address Line 2

Darfield

Address Line 3

Barnsley

Town/city

Barnsley

Postcode

S73 9HQ

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

Easting (x)

441987

Northing (y)

404905

Description

Applicant Details

Name/Company

Title

Mr

First name

William

Surname

Burley

Company Name

Address

Address line 1

Apple House

Address line 2

7 Middlewood Hall

Address line 3

Doncaster Rd

Town/City

Barnsley

Country

United Kingdom

Postcode

S73 9HQ

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Description of Proposed Works

Please describe the proposed works

Proposed works to Apple House, 7 Middlewood Hall, Doncaster Rd, Darfield, Barnsley, S73 9HQ

The Proposed works are to be undertaken on what we believe to be the easterly wall of the property.

Due to a lack of natural light in the property and potential energy security issues and cost we would like permission for the following works on our property which comes under the curtilage of a listed building.

We would like to install a wood burning stove in the lounge. This would be installed by a HETAS registered business in compliance with the building regulations. The flue will exit at approximately head height from the lounge on the first floor and run up the external wall in twin wall insulated black flue pipe.

We are also seeking permission to install 2 of 600mm x 600mm approx. windows in the lounge to overlook our garden and allow more natural light into the property. These will be installed to the approximate dimensions of the attached drawings with equal distance between the centre line of the property (vertically) and each window, and approximately 1200mm from the floor of the lounge on the first floor. The heads and sills are to be stone to match the rest of the property and the windows to be of a similar style. As the windows do not pose any nuisance to neighbouring land we request that these windows are not obscured and preferably openable please.

Whilst carrying out this work we would also replace the garage window as it has been damaged prior to our purchase and this would also be kept in keeping with the rest of the property.

Many Thanks
Isobel and Will

Has the work already been started without consent?

◯ Yes
⊘ No

Listed Building Grading

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

Immunity from Listing

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

◯ Yes
⊘ No

Demolition of Listed Building

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

◯ Yes
⊘ No

Listed Building Alterations

Do the proposed works include alterations to a listed building?

◯ Yes
⊘ No

Materials

Does the proposed development require any materials to be used?

⊘ Yes
◯ No

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

Type:
Chimney

Existing materials and finishes:
currently there is no flue present

Proposed materials and finishes:
We would like to install a wood burning stove flue from head height on the first floor to above roof level to be compliant with building regs. Black twin wall insulated flue pipe.

Type:
Windows

Existing materials and finishes:
Existing wall is stone and we would like to install 2 of 600mm x 600mm upvc windows to match the existing and finish with stone headers and sills.

Proposed materials and finishes:
UPVC windows to match existing windows throughout the property. Stone sills and headers in keeping with existing property Windows to be non obscured and opening (preferably)

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

There is a plan of the eastern wall of the property to show the existing elevation and the proposed elevation along with some photographs.

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

Parking

Will the proposed works affect existing car parking arrangements?

◯ Yes
⊘ No

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

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

◯ Yes
⊘ No

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?

- [x] 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

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

Apple House, 7 Middlewood Hall

Date (must be pre-application submission)

23/03/2022

Details of the pre-application advice received

Several discussions held with the follow email received on conclusion:

Dear Mr Burley,

Sorry for the delay we are extremely busy at the moment. What you propose seems reasonable and would not in my view be contrary to the character and appearance of Apple House. From what I can tell, the gable in question has undergone some fairly far reaching re-building (which is also visible on other elevations) and appears very crisp. As such, I see little harm in your proposal to add two small windows of a similar style and proportion to the existing. For completeness I would suggest these should include stone heads and sills as the existing window and that this will require listed building consent as discussed previously.

Regards,
Tony Wiles
Design & Conservation
Barnsley MBC
01226 772576
Mobile: 07917 051038
tonywiles@barnsley.gov.uk
Westgate Plaza One
PO Box 634
Barnsley S70 9GG

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

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 & Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990

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

William

Surname

Burley

Declaration Date

24/03/2022

☑ Declaration made

Declaration

I / We hereby apply for Householder planning & listed building consent as described in this form and 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 options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available 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

William Burley

Date

24/03/2022