



**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

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

Suffix

Property Name

2 The Old Coal Yard

Address Line 1

Crane Moor Nook

Address Line 2

Crane Moor

Address Line 3

Barnsley

Town/city

Barnsley

Postcode

S35 7AN

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

Easting (x)

429837

Northing (y)

400932

Description

Applicant Details

Name/Company

Title

Mr

First name

Simon

Surname

Davidson

Company Name

Address

Address line 1

2 The Old Coal Yard Crane Moor Nook

Address line 2

Crane Moor

Address line 3

Barnsley

Town/City

Barnsley

Country

Postcode

S35 7AN

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

Country

Postcode

Contact Details

Primary number

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

Please describe the proposed works

Erection of a rear dormer along the width of the existing rear roof plane at first floor level in place of the existing roof windows for added internal floor space on the first floor bedrooms, allowing for a third bedroom

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:

Roof

Existing materials and finishes:

Grey roof tiles

Proposed materials and finishes:

Grey flat roof dormer with hanging roof tiles to match existing or cladding to match in colour

Are you supplying additional information on submitted plans, drawings or a design and access statement?

- ☐ 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

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

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

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 *****

2022/ENQ/00158

Date (must be pre-application submission)

26/05/2022

Details of the pre-application advice received

Emailed assessment from Matthew Marsden:

Good morning,

Enquiry No.: 2022/ENQ/00158

Description: Rear dormer window

Location: 2 The Old Coal Yard, Crane Moor Nook, Crane Moor, Barnsley, S35 7AN

I am writing with regards to your recent submission of a householder enquiry form. Based upon the information supplied I can confirm that the works proposed in your form do require the following:

Planning permission

This is because permitted development rights have been removed from the dwelling by way of condition 8 of application B/05/0252/PR.

It is noted that there are existing first-floor windows on the rear elevation where the dormer is proposed to be

Green Belt – Please be aware that the dwelling is in the Green Belt and as such the total size of the proposed and previous extensions and outbuildings should not exceed the size of the original dwelling and the original dwelling must form the dominant visual feature of the dwelling as extended.

Planning applications can be submitted via Planning Portal (<https://www.planningportal.co.uk/applications>) or directly to us at developmentmanagement@barnsley.gov.uk with plans and a householder application form attached (these can be found on our website).

I would also confirm that based upon the information submitted the works will require approval under Building Regulations in the event of planning permission being granted. The Building Control Service can be contacted on (01226) 772678

Kind Regards

Matt Marsden BA(hons), MSc

Planning Assistant

Development Management

Barnsley Metropolitan Borough Council

PO Box 634, Barnsley, S70 9GG

Email: matthewmarsden@barnsley.gov.uk

Phone: 01226 772240

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 (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

Simon

Surname

Davidson

Declaration Date

09/06/2022

☒ Declaration made

Declaration

I / We hereby apply for Householder planning permission 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

Tom Faulkner

Date

09/06/2022