

PLANNING APPLICATION

For office use only

Application No. H14/0707/03

Date Registered

6 JUN 2003

NAME AND ADDRESS OF APPLICANT

LYNN (AND RAY) KALMAR
KALYN HAZA SMAYI BROVE LANE
WEST FINCHES LINES FEN3NL
01775 640433

NAME AND ADDRESS OF AGENT

(if form completed by agent)

Tel No.
(Personal contact name)

FULL POSTAL ADDRESS OF THE APPLICATION SITE

AS ABOVE

DESCRIPTION OF PROPOSED DEVELOPMENT

EXTENSION / GRANNY FLAT

Attach 1. Four copies of all plans

2. An ownership certificate (see back page)

Lynn Kalmar

Date 4th June 2003

If you consider no fee is payable
include a written explanation instead.
Previous application No.

RENEWAL APPLICATION

Full application for change of use and/or new building work:
Outline application

☒

Now complete Parts
3, 4 and 5 and an
Ownership Certificate

Outline application for change of use and/or new building work:

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TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves:-

(Tick one or more boxes)

- (i) New Dwellings
(ii) Other new building(s)
(iii) Alterations or extension
(iv) Change of use

If so, how many:

☐
☐
☒
☐

4. A. Please state site area (in all cases)

B. If building works are proposed, please state extra floor space to be created:

C. Please state size of any new structure:- (a) max. height:
(b) max. length:
(c) max. width:

D. Please state type and colour of materials for facing external walls:

E. Please state type and colour of roofing materials.

F. Has a survey of the site been undertaken? State Yes or No.

20 ACRES 5+ hectares
154.3 sq. metres
5.5 metres
14.5 metres
13.6 metres

a) TILES TO MATCH EXISTING
b) ROSEMARY REDDISH BROWN
c) SAME MEMBRANE TO GARAGE
TO MATCH EXISTING EXTENSION

5. **GENERAL INFORMATION** Please complete each section

EXISTING USES

Please state existing or, if vacant, the last use(s) of site.

DWELLING

ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN)

Please tick one box

A. There will be no new access to a public road and no alteration to any existing access to a public road

or

B. There will be a new or altered access to a public road

C. What provision will be made for garages or parking within the site?

☒

If so, name of road:

Will there be --

Individual access(es)

New estate road

☐
☐

TREES Please tick one box

A. The proposal does not involve the felling of any trees

B. The proposal does involve the felling of one or more trees

☐
☒

REMOVAL OF A FLEET STANDING
GARAGE TO BE REPLACED BY TWO NEW
A SILVER BIRCH AND AN OLD
PEAR TREE WILL BE REPLACED

➡ If so, please show details on plans.

DRAINAGE

Please complete

A. Please state how surface water will be disposed of

B. For estate developments, please state how highway surface water will be disposed of

C. Please state whether a land drain will be affected

D. Foul sewerage will be disposed of to:

Mains sewer

☐

Cesspool

☐

Septic tank

☒

PLEASE COMPLETE IN ALL CASES

The proposal is in connection with agriculture

The proposal affects a listed building

The proposal affects a public right of way

The proposal is known to affect contaminated or filled land

The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes.

In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent.

Is this application related to a previous submission?

State Yes or No

☒
☒
☒
☒
☒

➡ If so, please give details in Part 6

➡ If so, please complete Part 7

☒

➡

Date:

Consultee(s)

☒

➡

Application No.

6. **ANY OTHER INFORMATION** Please add any details you wish in support of your application.

Continue on separate sheet if necessary.

7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

☒ A The proposal does not involve any alteration in existing floorspace

☐ B The proposal involves the creation of or an alteration in total **gross** floorspace

Proposed total gross floorspace

sq. m.

Previous total gross floor space

sq. m.

This new total includes the following net floorspace:

Residential

sq. m.

Office

sq. m.

Industrial

sq. m.

Warehousing

sq. m.

Other

sq. m.

If so, please state use:

	Office Staff	Industrial staff	Other staff
How many office, industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff?			
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.			
In the case of industrial development, give a description of the processes to be carried out and of the end products, and the type of plant or machinery to be installed.			
If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development			
Is the proposal related to an existing use on or near the site?	State Yes or No ☐		
If so, please explain the relationship			
Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory?	State Yes or No ☐		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises.			
What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes.)			
What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work.)			
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?			
Will the proposed use involve the use or storage of any hazardous materials?	State Yes or No ☐ If yes, you may need to apply for Hazardous Substances Consent		
What provision is being made for access to premises for fire fighters?			

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS

1. APPLICANT'S INTEREST

Please state interest in site (eg. owner, prospect, purchaser).

(Please remember to indicate on the location map any other land under your control.)

OWNER

2. OWNERSHIP OF THE SITE

This certificate is to make sure that the owners of land are aware of applications for planning permission.

If the applicant is the **sole owner of the whole site**, complete **Certificate A**.

In any other case (ie. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B**. (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please inform the planning Office as a different certificate will be required.

Certificate A Notice to which the applicant was an owner of the whole site at the date to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed Lynn Kalman (Applicant / Agent) Date 29 June 03

Certificate B The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Owner's Name:

Address of owner at which notice was served:

Date notice served:

Signed _____ (Applicant / Agent) Date _____

3. AGRICULTURAL HOLDINGS CERTIFICATE

If the land is not in agricultural use complete Certificate 1.

If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.

If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

Certificate 1 None of the land to which the application relates is or is part of any agricultural holding.

Signed Lynn Kalman (Applicant / Agent) Date 29 June 03

Certificate 2 The applicant has given the required notice to every other person who at the beginning of the period of 21 days ending with the date of the application was a tenant of an agricultural holding on all or part of the land to which the application relates.

Tenant's Name:

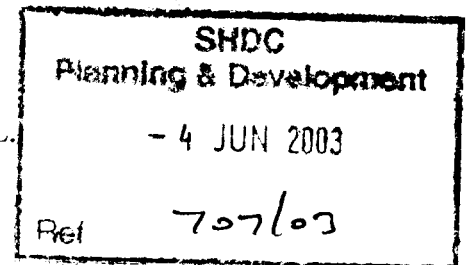
Address of tenant at which notice was served:

Date notice served:

Signed _____ (Applicant / Agent) Date _____

Lynn and Paul Kalmar
Kalyn Haza, Small Drove Lane, West Pinchbeck, PE11 3NL.

Planning Application



6. Any other information

The extension is to provide a granny flat for Mr Morris (Mrs Kalmar's father) (Who is in poor health). It also replaces a bedroom lost due to the extension. Peter Udy was consulted prior to this application, and he indicated that a separate dwelling would be vetoed. The extension is restricted to the north by a dyke (we own the land on both sides) to the north of the bungalow.

This planning application is seen as the best compromise. Although a silver birch and an old pear are certain to be lost, similar trees will replace these once the extension has been completed. By extending in any other direction more trees and hedging including a magnificent Monkey Puzzle, and a Youngs' Weeping Birch would be effected. The overall site has already benefited from over a 1,000 trees and hedging plants (the vast majority natives) being planted in just over the last year on an overall site of almost 20 acres. This in consultation with several conservation agencies.

The extension has been designed to almost mirror image the existing dwelling.

Existing roofing lines and exterior finish will be matched. The old, and in some cases rotten, windows will be replaced to match the new ones, as will the doors.

It is our intention that the whole structure has conformity. The existing roof will even be cleaned so that new tiles will not stand out unduly until some aging takes place, when it is hoped the whole structure will give the appearance of having been built at one and the same time.

The double garage will replace an existing free-standing garage and large shed adjacent to the existing bungalow.

The present 3 bed bungalow is occupied by Mr and Mrs Kalmar and their two sons aged 13 and 10. The proposed extension will provide one extra bedroom plus a second lounge, with ensuite bathroom and a kitchenette. Plus an extra garage space.

N.B.

Mr Morris (Mrs Kalmar's father) is 77 years old. He is also diabetic, and suffers from high blood pressure – which has also resulted in him being partially sighted (although he has retained his driving licence). He also has a history of angina.