PLANNING STATEMENT

Proposed 3 bedroom bungalow

On land adjacent to No 48 Broadgate Whaplode Drove PE12 0TN

The location has an extant planning permission Ref: H23-0579-20 outline

This is a full application to cover the following items:

1. To extend the site to incorporate an existing garage block at the rear of the site and make alterations to the structure including the closing of existing openings and the incorporation of 2 no roller doors
2. To include details conditioned in the extant permission ie:-
    1. Layout, scale and list of external materials, means of access, landscaping
    2. Landscaping scheme
    3. Boundary treatments
    4. Existing and proposed levels
    5. Mans of foul and surface water drainage
    6. Water consumption calculations
    7. A photographic historic building record of the barn which is to be demolished
    8. Highway access
    9. Meter box and soil and vent pipe positions

All the above listed information is submitted as part of this application to relieve the necessity for further dischargeable conditions.

Allied to this application is a separate submission for the erection of stables, dressage ring and change of use of land to paddocks