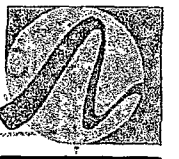
Planning Services, Adur District Council

Civic Centre,
Ham Road,
Shoreham-by-Sea,
West Sussex,
BN43 6PR

Tel : (01273) 263222 (calls may be recorded)
website : www.adur.gov.uk
e-mail : developmentcontrol@adur.gov.uk

ADUR DISTRICT COUNCIL



PLANNING D...
PLAN Add0508108
DATE RECEIVED 21 OCT 2008

Householder Application for Planning Permission for works or extension to a dwelling.
Town and Country Planning Act 1990

Publication of planning applications on council websites

Please note that with the exception of applicant contact details and Certificates of Ownership, the information provided on this application form and in supporting documents may be published on the council's website.

If you have provided any other information as part of your application which falls within the definition of personal data under the Data Protection Act which you do not wish to be published on the council's website, please contact the council's planning department.

Please complete using block capitals and black ink.
It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

1. Applicant Name and Address

Title:	MR
First name:	S
Last name:	MIAH
Company (optional):	
Unit:	
House number:	26
House suffix:	
House name:	
Address 1:	MONTFORD CLOSE
Address 2:	
Address 3:	
Town:	SHOREHAM
County:	SUSSEX
Country:	
Postcode:	BN43 6YP

2. Agent Name and Address

Title:	MR
First name:	M J
Last name:	LEWIS
Company (optional):	
Unit:	
House number:	25
House suffix:	
House name:	ST NICHOLAS LODGE
Address 1:	CHURCH STREET
Address 2:	
Address 3:	
Town:	BRIGHTON
County:	SUSSEX
Country:	
Postcode:	BN1 3LJ

3. Description of Proposed Works

Please describe the proposed works:

2 STOREY REAR EXTENSION

3. Description of Proposed Works (continued)

Has the work already started? ☐ Yes ☑ No

If Yes, please state when the work was started (DD/MM/YYYY): _____ (date must be pre-application submission)

Has the work already been completed? ☐ Yes ☑ No

If Yes, please state when the work was completed (DD/MM/YYYY): _____ (date must be pre-application submission)

4. Site Address Details

Please provide the full postal address of the application site.

Unit: _____ House number: 26 House suffix: _____

House name: _____

Address 1: MONTFORD CLOSE

Address 2: _____

Address 3: _____

Town: SHOREHAM

County: SUSSEX

Postcode (optional): BN43 6YP

5. 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, extinguishments and/or creation of public rights of way? ☐ Yes ☑ No

If Yes to any questions, please show details on your plans or drawings and state the reference number(s) of the plan(s)/ drawing(s):

6. 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).

Please tick if the full contact details are not known, and then complete as much possible: ☐

Officer name:

Reference:

Date (DD MM YYYY): (must be pre-application submission)

Details of the pre-application advice received:

7. Trees and Hedges

Are there any trees or hedges on your own property or on adjoining properties which are within falling distance of your boundary? ☐ Yes ☑ No

If Yes, please mark their position on a scaled plan and state the reference number of any plans or drawings:

Will any trees or hedges need to be removed or pruned in order to carry out your proposal? ☐ Yes ☑ No

If Yes, please show on your plans which trees by giving them numbers e.g. T1, T2 etc, state the reference number of the plan(s)/ drawing(s) and indicate the scale.

8. Parking

Will the proposed works affect existing car parking arrangements? ☐ Yes ☑ No

If Yes, please describe:

9. Council Employee / Member

Is the applicant or agent related to any member of staff or elected member of the council? ☐ Yes ☑ No

If Yes, please provide details:

10. Materials

If applicable, please state what materials are to be used externally. Include type, colour and name for each material:

	Existing (where applicable)	Proposed	Not applicable	Don't Know	Drawing references if applicable
Walls	FACING BRICKS	MATCHING FACING BRICKS	☐	☐	
Roof	PLAIN TILES	MATCHING PLAIN TILES	☐	☐	
Windows	UPVC	UPVC	☐	☐	
Doors	UPVC	UPVC	☐	☐	
Boundary treatments (e.g. fences, walls)			☑	☐	
Vehicle access and hard-standing			☑	☐	
Lighting			☑	☐	
Others (please specify)			☑	☐	

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? ☐ Yes ☑ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

11. Certificates

One Certificate A, B, C, or D, must be completed, together with the Agricultural Holdings Certificate with this application form

CERTIFICATE OF OWNERSHIP - CERTIFICATE A

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

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 *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which the application relates.

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):
	[redacted]	9/10/08

CERTIFICATE OF OWNERSHIP - CERTIFICATE B

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/ The applicant certifies that I have/the applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land or building to which this application relates.

Name of Owner	Address	Date Notice Served

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

CERTIFICATE OF OWNERSHIP - CERTIFICATE C

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/ The applicant certifies that:

- Neither Certificate A or B can be issued for this application
- All reasonable steps have been taken to find out the names and addresses of the other owners *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of the land or building, or of a part of it , but I have/ the applicant has been unable to do so.

The steps taken were:

Name of Owner	Address	Date Notice Served

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):	On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:	Or signed - Agent:	Date (DD/MM/YYYY):

11. Certificates (continued)

CERTIFICATE OF OWNERSHIP - CERTIFICATE D

Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7 Ad050368

I certify/ The applicant certifies that:

- Certificate A cannot be issued for this application
- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner *(owner is a person with a freehold interest or leasehold interest with at least 7 years left to run)* of any part of the land to which this application relates, but I have/ the applicant has been unable to do so.

The steps taken were:

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

On the following date (which must not be earlier than 21 days before the date of the application):

Signed - Applicant:

Or signed - Agent:

Date (DD/MM/YYYY):

AGRICULTURAL HOLDINGS CERTIFICATE

Town and Country Planning (General Development Procedure)Order 1995 Certificate under Article 7

Agricultural Land Declaration - You Must Complete Either A or B

(A) None of the land to which the application relates is, or is part of, an agricultural holding.

Signed - Applicant:

Or signed - Agent: [redacted]

Date (DD/MM/YYYY): 9/10/08

B) I have/ The applicant has given the requisite notice to every person other than myself/ the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below:

Name of Tenant	Address	Date Notice Served

Signed - Applicant:

Or signed - Agent: [redacted]

Date (DD/MM/YYYY): 9/10/08

12. Planning Application Requirements - Checklist

Please read the following checklist to make sure you have sent all the information in support of your proposal. Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the Local Planning Authority has been submitted.

The original and 3 copies of a completed and dated application form: ☑

The original and 3 copies of a plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North: ☑

The original and 3 copies of other plans and drawings or information necessary to describe the subject of the application: ☑

The original and 3 copies of a design and access statement where proposed works fall within one of the following designated areas: ☐

- National Park
- Site of special scientific interest
- Conservation area
- Area of outstanding natural beauty
- World Heritage Site
- The Broads

The correct fee: ☑

The original and 3 copies of the completed, dated Article 7 Certificate (Agricultural Holdings): ☑

The original and 3 copies of the completed, dated Ownership Certificate (A, B, C or D - as applicable): ☑

13. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information.

Signed - Applicant:

Or s[redacted]

Date (DD/MM/YYYY): 9/10/08 (date cannot be pre-application)

14. Applicant Contact Details

Telephone numbers

Country code:	National number:	Extension number:

Country code: | Mobile number (optional):

Country code: | Fax number (optional):

Email address (optional):

15. Agent Contact Details

Telephone numbers

Country code:	National number:	Extension number:
+44	1273 730868	

Country code: | Mobile number (optional):

Country code: | Fax number (optional):

Email address (optional):

16. Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land? ☐ Yes ☑ No

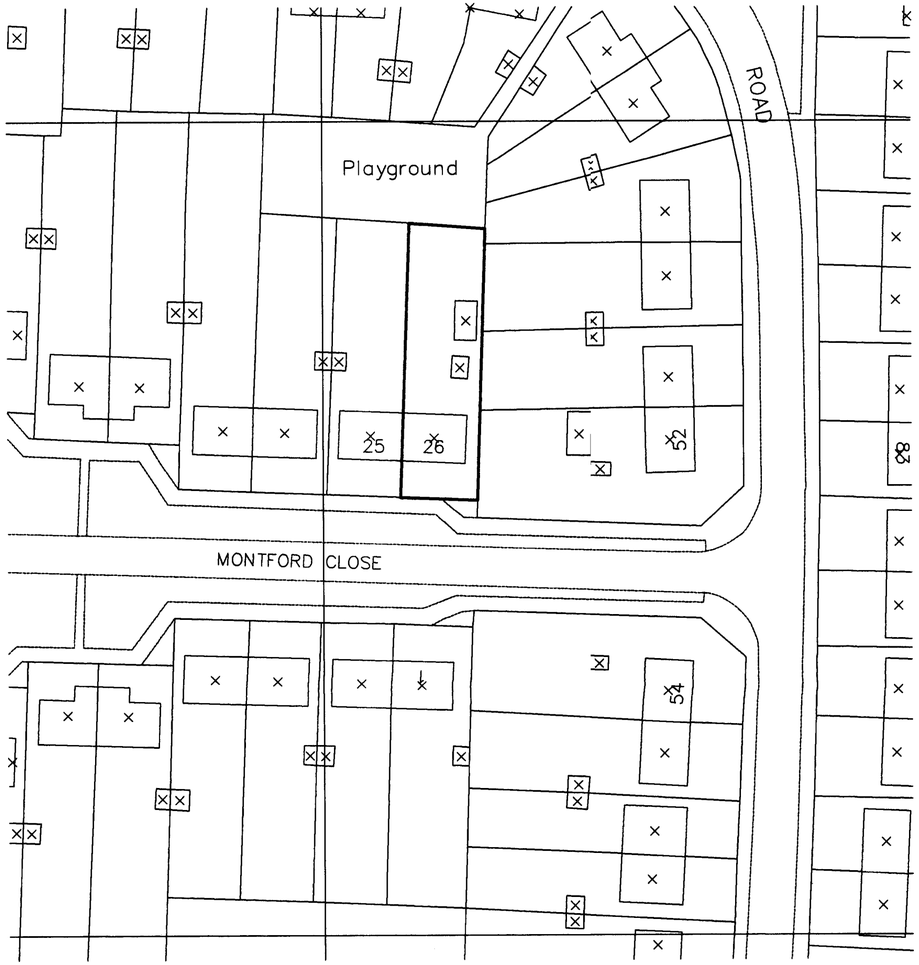
If the planning authority needs to make an appointment to carry out a site visit, whom should they contact? *(Please select only one)* ☑ Agent ☐ Applicant ☐ Other (if different from the agent/applicant's details)

If Other has been selected, please provide:

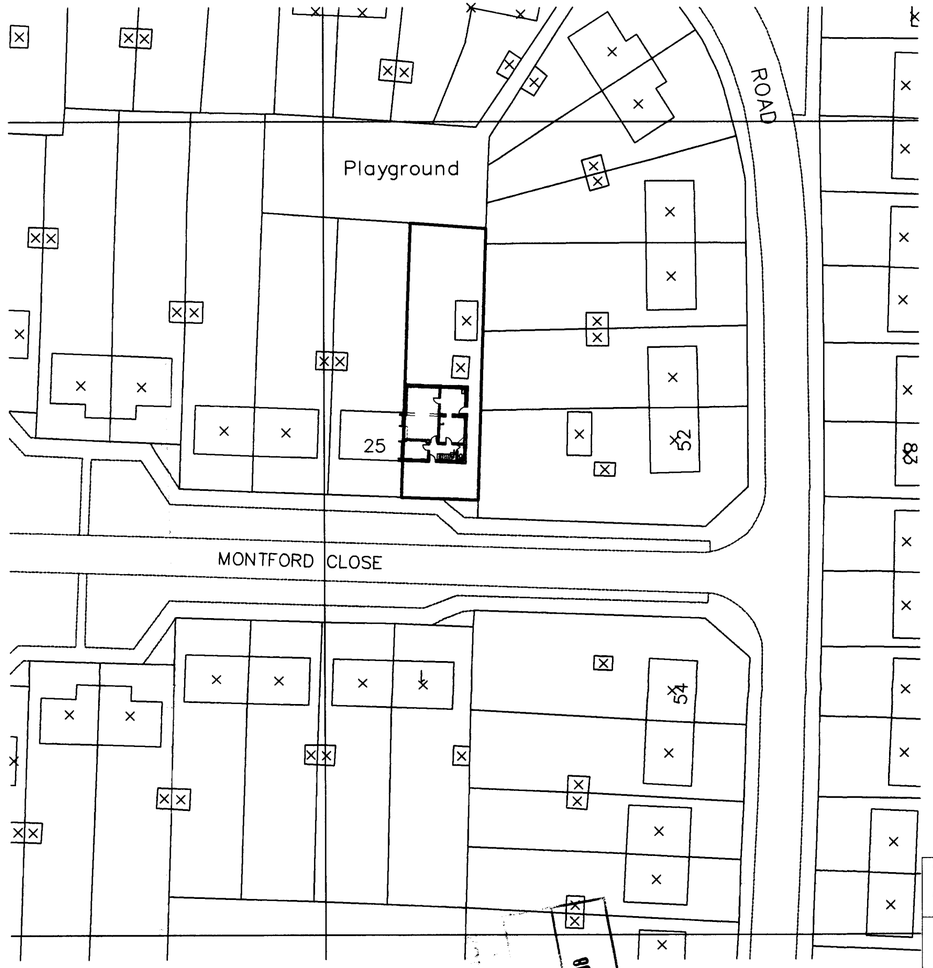
Contact name: [redacted]

Telephone number: [redacted]

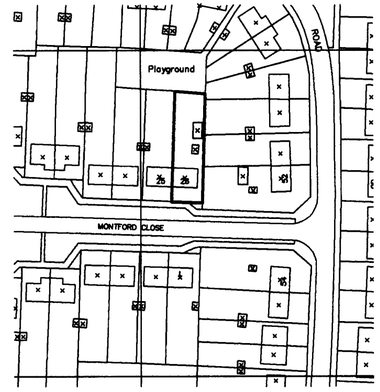
Email address: [redacted]



SITE PLAN AS EXISTING 1:500



SITE PLAN AS PROPOSED 1:500



LOCATION PLAN 1:1250

PLANNING
Approved
21 OCT 2008
PLAN NO.
DATE RECEIVED

CLIENT
MR MIAH

PROJECT
26 MONTFORD CLOSE
SHOREHAM-BY-SEA

TITLE
SITE AND LOCATION PLANS

1:500 1:1250	OCT 2008	ML

DRAWING N°
A100 03

Malcolm Lewis DiplArch(Dist)
Architect & Planning Consultant

25 St Nicholas Lodge, Church Street
Brighton, BN1 3LJ
e-mail: mlewis@gmx.com

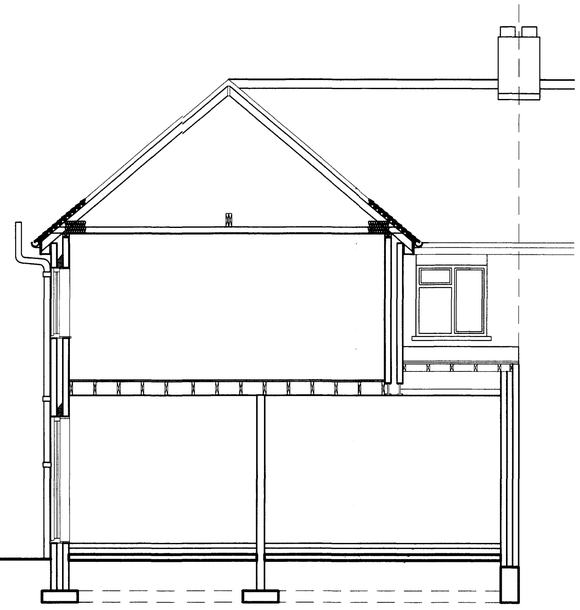
TEL 01273730868 MOB 07737663086



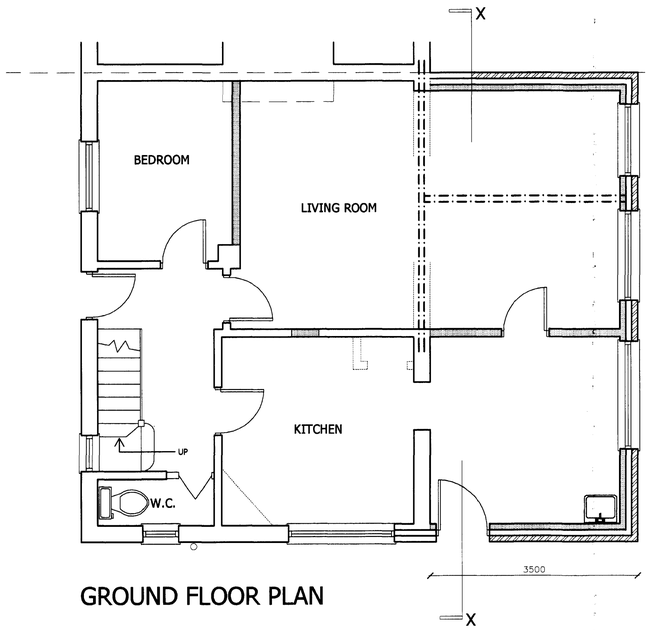
EAST ELEVATION



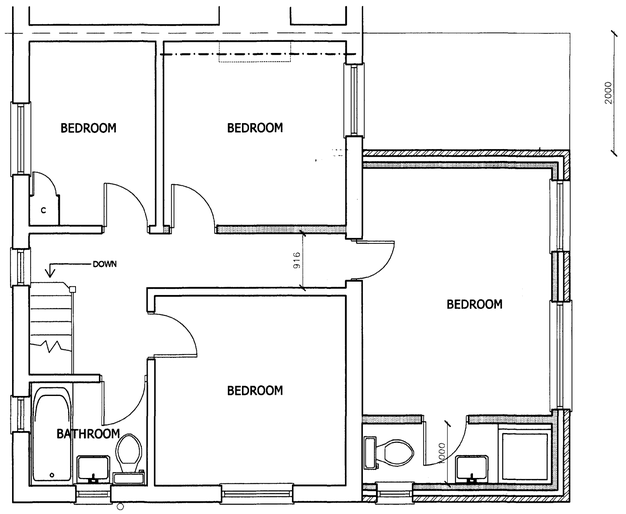
WEST ELEVATION



SECTION X-X



GROUND FLOOR PLAN



FIRST FLOOR PLAN

FOUNDATIONS

New 225 x 600mm strip concrete foundations as shown (1:2:4 concrete mix). Foundations to be min 900mm below ground level. Any existing foundations to loadbearing wallls to be exposed and checked for adequacy.

Blockwork below ground level to be Class A dense concrete in 1:4 masonry cement mortar or equal and approved specification. Cavities below ground level to be filled with lean mix concrete maintaining a clear void of 150mm below ground level.

WALLS

300mm cavity walls comprising brick outer leaf width 100mm cavity part filled with 50mm Celotex tuff-R CW3000Z insulation to achieve a U-value of 0.3. Inner leaf 100mm Thermalite Turbo blockwork or equal and approved, finished with 13mm lightweight plaster. All walls to be constructed using stainless steel wall ties built in at 450mm centres vertically and 900mm centres horizontaly in staggered rows. All cavities to be closed at eaves level. Cavities closed at reveals using RMC Thermabate cavity closers or equal and approved.

Horizontal strip polymer (hyload) damproof course in each leaf of new walls min 150mm above ground level in external leaf.

Internal studwork partitions as shown to be constructed of min 100mm x 50mm studding at max 400mm centres with sw base and headplates and cross noggins at 400mm centres. Studding faced both sides with 12.5mm plasterboard finished with a 5mm plaster setting coat. Partitions to be sound insulated using 100mm mineral wool and lined with a vapour barrier of 1000 gauge polythene prior to plasterboarding. Walls supported off double floor joists where running parallel with floorr joists or off structural beams as shown.

Build in insulated steel lintel cavity tray type over all openings in external cavity walls. Min 150mm bearing each end

WINDOWS/DOORS

New UPVC Double glazed windows and doors. Glazing to be low-E with a 16mm air gap. Provide standard insulated cavity trap pattern lintel over having a min bearing of 150mm each end. Glazed doors and windows where providing additional background veintilation to have controllable trickles vent openings of at least 8mm. Glass in doors to be toughened or laminated. Glass located within 300mm of a door and 800mm from the floor to be toughened or laminated.

Standard internal FD30 flush or panel doors to newr rooms with standard architraves and skirtings.

ROOFS

New pitched and mono pitched roofs to be constructed using 150mm x 50mm rafters and 150 x 50 ceiling joists at 400mm centres at a pitch of 40 degrees to match existing. 175mm x 38mm ridge and hip boards. Matching plain tiles on 50mm x 25mm battens and breathable roofing felt. 100mm x 50mm wall plates held down using 25mm x 6mm galvanised mild steel vertical restraint straps at 1200mm centres built in 3 block courses down in accordance with CP111 Part 2. Code 4 lead cavity tray to be provided where the mono-pitched roof meets the existing building.

Rainwater to 100mm half round pvc gutters with 65mm downpipes as shown fixed in accordance with the manufacturer's instructions to discharge to new garden soakway min 5m from the building. Drain trenches to be backfilled with granular material.

Existing kitchen chimney to be demolished. Chimney breasts in living room and bedroom to be demolished and new beam inserted within the roof void to support: remaining section of chimney. For details of the steel beam and bearings see the Engineer's calculations

FLOORS

Ground floor to be constructed using 150mm concrete oversite slab on min 100mm well consolidated hardcore and 1000 gauge polythen dpm. Floor to be insulated using 100mm thick Celotex tuff-R GA3000Z and finished with 65mm chicken wire reinforced sand/cement screed. U-value 0.19

New floor to be 175 x 50mm joists at 400mm centres spanning in the direction as shown on the plan. Ceiling is to be formed with 1 layer of plasterboard 12.5mm thick and finished with 5mm board finish plaster. 100mm mineral wool density 10kg/sqm laid between joists

INSULATION

100mm fibreglass insulation quilt to be laid between the new ceiling joists with a further 150mm of fibreglass laid across the joists. U-value 0.16

DRAINAGE

All fittings to be provided with trapped UPVC wastes as follows: Bath: 40mm diameter Basins: 32mm diameter WC: 100mm diameter. All traps are to be 75mm deep seal and all waste pipes are to be fitted with rodding access at tight bends. Where the length of a waste pipe exceeds 1.7m anti-vac traps are to be fitted. Provide hot and cold water supply to all fittings as appropriate.

Drainage to discharge to existing 110mm diameter soil and vent pipe on the western side of the building. New SVP within en-suite to terminate at high level with an air admittance valve. Horizontal drain branch pipes to be adequately fixed to provide a fall of 1 in 40. Pipes to be enclosed with 12.5mm plasterboard with 5mm plaster setting coat.

SERVICES

Smoke alarms to BS5446 are to be provided at each floor level and are to be interconnected. Alarms are to be permanently wired to a separate fixed circuit at the distribution board.

30amp power ring main and 5amp lighting circuits extended to new power points as agreed. Installation to be in accordance with the latest edition of the IEE regulations and is to meet the requirements of Part P. An appropriate BS7671 electrical installation certification is to be provided following the completion of the work.

New en-suite to have mechanical extract ventilation capable of extracting not less than 15 litres per second. Ventilation may be intermittent.

Extract ventilation is to be provided to kitchen through external wall. Extraction to provide a minimum of 60 litres per second or 30 litres per second if incorporated in a cooker hood.

Existing heating system to be extended with low pressure hot water radiators fitted with thermostatic valves located as agreed.

FINISHES

New steel beams, except where support roof structure only, to be encased to give a full half hour fire resistance using 15mm Gyproc Firecase fixed in accordance with the manufacturer's instructions or equal and approved fire proofing specification.

Plastering: Ceilings to be formed with 12.5mm vapour check plasterboard and finished with 5mm board finish plaster. Masonry walls within the roof are to be finished with 2 coat gypsum plaster min 12mm thick. Plasterboard and stud walls are to be finished with 5mm board finish plaster.

Painting: All joinery, skirtings, architraves and doors to be prepared, knotted, stopped, primed and painted with 2 undercoats and one gloss top coat. Walls and ceilings to be painted with 2 coats vinyl emulsion over primer/sealer.

GENERAL NOTES

REV	DATE	DESCRIPTION	BY

PLANNING
PLAN No. A0/0508/08
DATE RECEIVED 21 OCT 2008

CLIENT
MR S MIAH

PROJECT
26 MONTFORD CLOSE
SHOREHAM

TITLE
PROPOSED PLANS

SCALE	DATE	DRAWN
1:50	SEPT 2008	ML

DRAWING No. A100 02

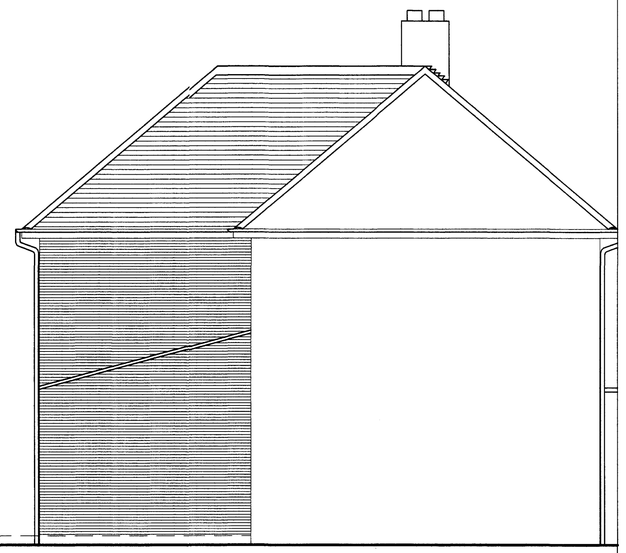
Malcolm Lewis DiplArch(Dist)
Architect & Planning Consultant
25 St Nicholas Lodge, Church Street
Brighton, BN1 3LJ
e-mail: mlewis@gmx.com
TEL 01273730868 MOB 07737663086



EAST ELEVATION



NORTH ELEVATION



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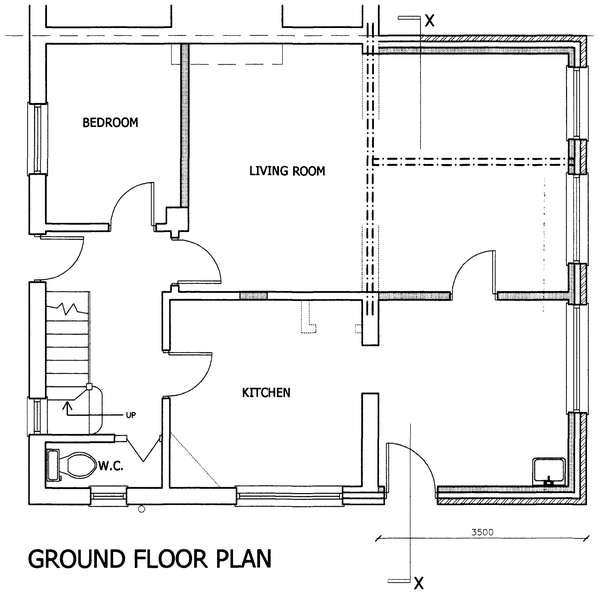
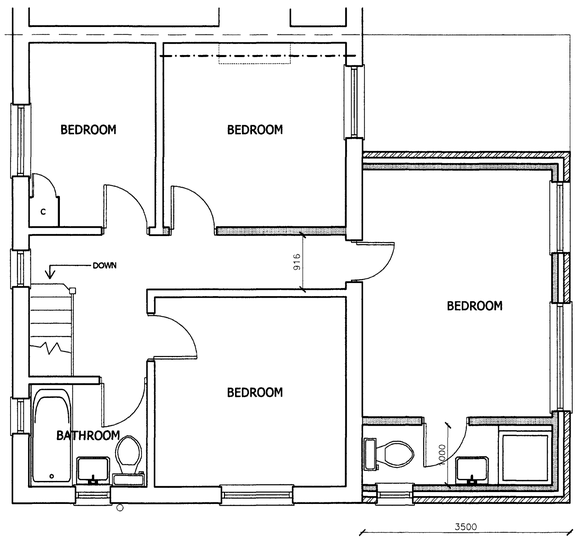
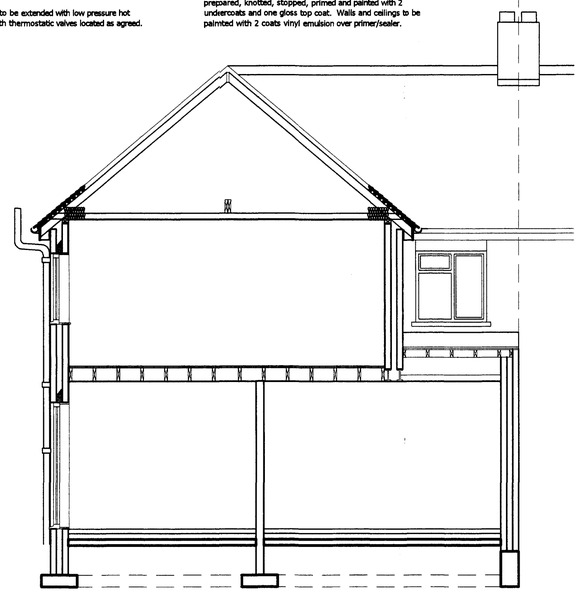


GROUND FLOOR PLAN



FIRST FLOOR PLAN



SECTION X-X

GENERAL NOTES

REV	DATE	DESCRIPTION	BY

CLIENT
MR S MIAH

PROJECT
26 MONTFORD CLOSE
SHOREHAM

Approved
21 OCT 2008

TITLE
PROPOSED PLANS

SCALE	DATE	DRAWN
1:50	SEPT 2008	ML

DRAWING Nº
A100 02 a

Malcolm Lewis DiplArch(Dist)
Architect & Planning Consultant

25 St Nicholas Lodge, Church Street
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