ADUR DISTRICT COUNCIL

Adur District Council

Town and Country Planning Act 1990

Office use
App Ad/0512/07
Date Rc
Fee 21 AUG 2007

Householder's planning application form

Use this form to apply for planning permission to extend or alter your house or flat, to build a garage or other structure on your property or to create access for a vehicle onto a classified road (please read note 9).

Please read the notes before you fill in this form.

1 Please give the address of the property to be altered or extended

HONEYMANS COTTAGE
COOMBES ROAD, LANCING BN15 ORT.

2 Type of property (please tick)

Detached House	☐	Terraced House	☐	Other (please give details)	☐
Semi-detached House	☑	Flat	☐		

3 Please describe the development you are applying for.

PROPOSED AMENDMENTS TO L/142/05/TP.
(EXISTING FRONT ELEVATION TO BE REBUILT & ENLARGED KITCHEN/BREAKFAST ROOM)

4 Applicant (in block capitals)

Full name :	MISS L. ELLIOTT
Address (including postcode):	
	HONEYMANS COTTAGE
	COOMBES ROAD
	LANCING BN15 ORT.
Phone Number:	
Home:	
Work:	[redacted]
Extension:	
Fax Number:	[redacted]

Agent (if any)

Full name :	J. MUITT MIAS. MCIOB
Address (including postcode):	
	94 GREENACRES
	SHOREHAM
	BN 43 5XL
Phone Number:	
Home:	
Work:	01273 - 461786
Extension:	
Fax Number:	01273 461786

5 Please enclose four copies of this form and four sets of plans. Please number

	Plan number	Scale
Location plan	05/12/02c	1/1250
Block plan	"	1/500
Floor plan	05/12/02c & 04	1:50
Elevations	----------	1:50
Other	EXISTING ELEVATIONS 05/12/s/a & 02	1:50

6 Will the development involve cutting down any trees? Yes ☐ No ☑
If "Yes", please show these clearly on the block plan.

7 Will the development (including any new or altered access affect a public footpath or any other public right of way? Yes ☐ No ☑

8 Does this application require a fee? (See note 3) Yes ☑ No ☐

If "No", please tick the option that applies (See note 3) A ☐ B ☐ C ☐

If "Yes", please state the fee enclosed (See note 4) £ 135-00

Signature: [redacted] Date: 15/08/07

Please print your name: J. Mullett

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

If anyone else owns the land or part of it, you must fill in Certificate B, which you can get from the Planning Section. You must also tell the owner of the land about this application by serving a notice on them. If you own all of the land, you must fill in Certificate A below.

Certificate A

I confirm that:

- Nobody except the applicant was an owner of any part of the land involved at the beginning of the period of 21 days before the date of this application, and
- none of the land this application relates to is an agricultural holding or part of an agricultural holding.

Signature: [redacted] Date: 15/08/07

Please print your name: J. Mullett



existing side elevation

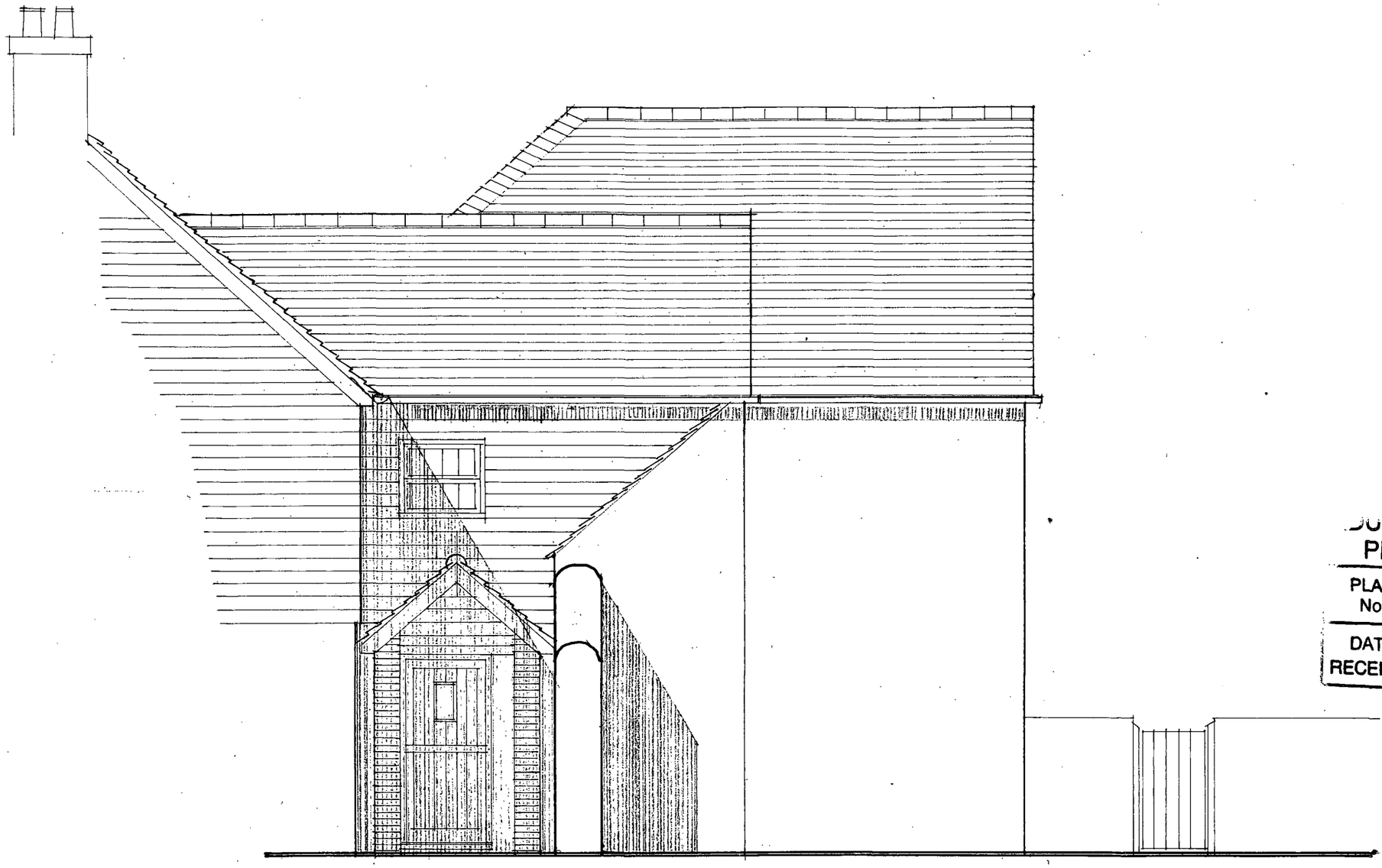
rear elevation

ADUR DISTRICT COUNCIL
PLANNING DIVISION

PLAN No.	ADC/0512/07
DATE RECEIVED	21 AUG 2007

J A Muitt mias mciob
94 Greenacres, Shoreham,
West Sussex BN43 5XL
Tele: 01273 461786

Project: honeymans cottage coombes lane, lancing	Date: aug 2007	Drawing No: s/01
Drawing: existing elevations	Scale: 1:50	Project No: 05/12



ADUR DISTRICT COUNCIL
PLANNING DIVISION

PLAN No.	Ad/05/12/07
DATE RECEIVED	21 AUG 2007

front elevation

J A Muitt mias mciob
94 Greenacres, Shoreham,
West Sussex BN43 5XL
Tele: 01273 461786

Project:	Date:	Drawing No:
honeymans cottage, coombes road, lancing	aug 2007	s/02
Drawing:	**Scale:**	**Project No:**
front elevation (ext'g)	1:50	05/12

ADUR DISTRICT COUNCIL
PLANNING
PLAN
NO. A/dc/05/12/07
21 AUG 2007

Design and Access Statement

For

Honeymans Cottage, Coombes Road, Lancing.

Honeymans Cottage is a semi detached Cottage being attached to Pad farm House and Pad Farm Cottage, the front wall facing onto Coombes Road was seriously unstable and riddled with dampness, the wall was constructed of a mixture of construction materials and showing signs of movement. On the recommendation of the Building Inspector my client has now removed the wall prior to its collapse.

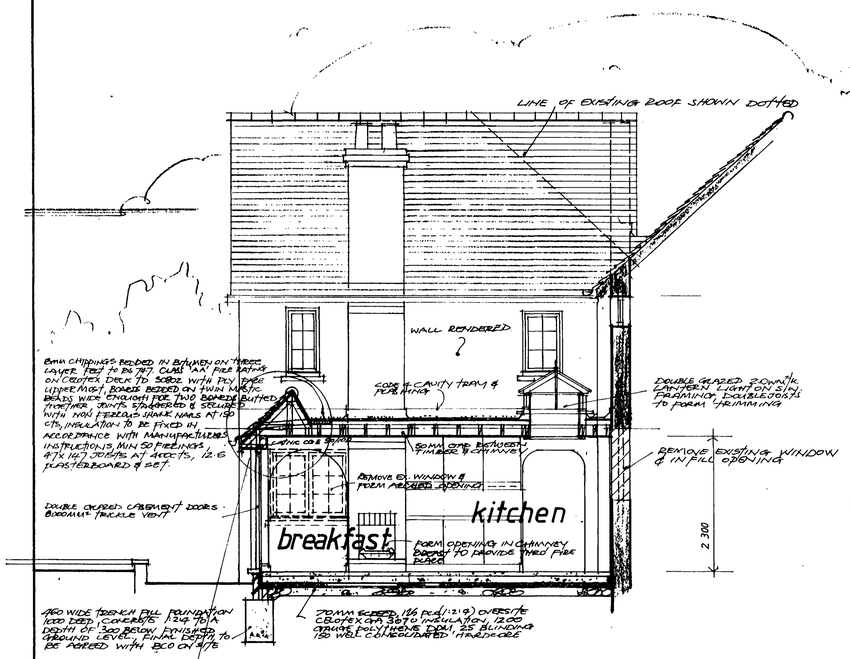
The proposed application is for the rebuilding and redesign of the front elevation, also its realignment, as the original wall was at a tangent to the party wall with Pad Farm Cottage. The dormers although previously approved have been repositioned accordingly.

Consideration has also been given to the profile of the roof and has now been designed so as to not interfere with the existing roof structure of Pad Farm Cottage.

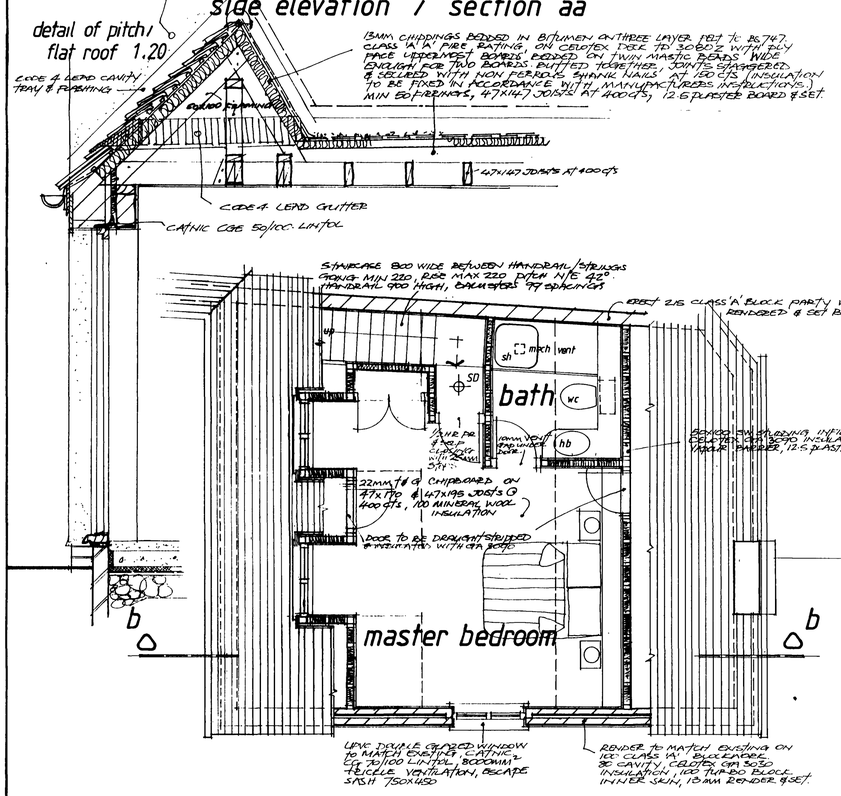
The previously approved kitchen being located between the existing garage and the original cottage has been extended to in-corporate a breakfast dining area.

It has been established that the adjoining owners of Pad Farm Cottage and Pad Farm House have not raised any objections to the alterations.

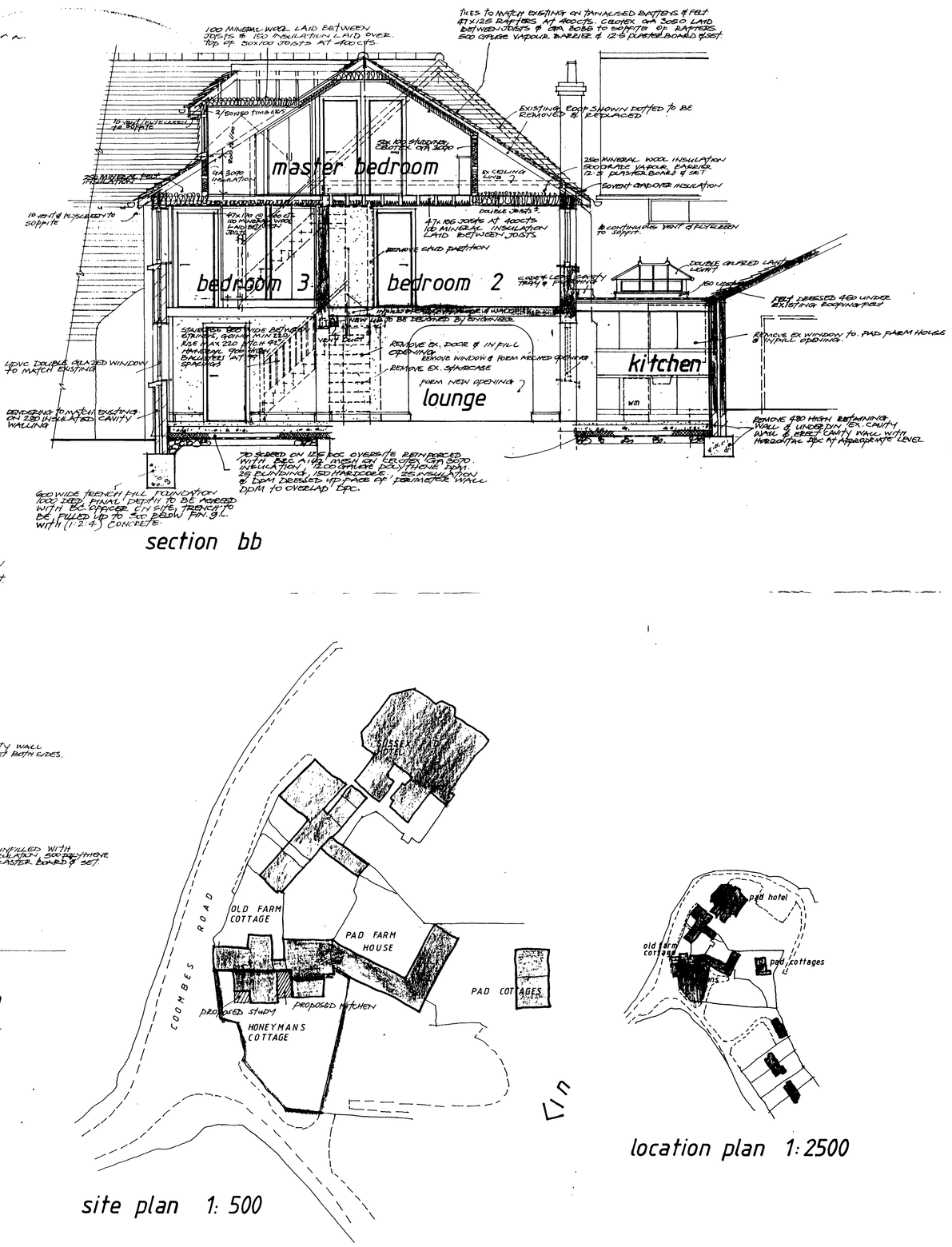
20/08/2007



side elevation / section aa



second floor plan



section bb

site plan 1: 500

location plan 1:2500

SPECIFICATION NOTES

STEEL BEAMS/LINTOLS Steel beams to be designed by Structural Engineer - calculations to be submitted to LA for approval. Lintols to be manufactured by Messrs Catnic Lintols Ltd. Bearings minimum 150mm for spans not exceeding 1800mm, 225 bearing over 1800mm's. Steel beams to be encased in two sheets 12.5 plasterboard and set on 50 x 50 framing, board joints to be staggered.

PLUMBING

Boiler To be gas fired balanced flue, condensing boiler flue to be ducted to the external air.

Boiler Sedbuk valve to be minimum 78% and installed by Corgi Engineer.

Heating To be designed by Heating Engineer, radiator to be fitted with Thermostatic valves.

Plumbing 32 ø waste to basin, 32 ø waste to shower and sink. Sanitary appliance and sink discharging into stub stack or s/vp, to be fitted with deep seal traps. **All Plumbing to comply with BS5572.**

Rainwater All new gutters to discharge into existing rain water pipes.

DRAINAGE New drainage to be 100 ø UPVC drain pipe encased in 150 pea beach, oversite to be reinforced with BRC mesh 600 either side of pipe run. **All Drainage to comply with BS8301.**

MECHANICAL VENTILATION

Cloaks/Bathrooms 15 litres/sec ducted to external air.

Kitchen Cooker hood 30 litres/sec discharged through roof.

ELECTRICITY Existing electrics to be overhauled and extended as necessary to provide additional light and power. All work is to comply with Part P (Building Regulations). To be designed, installed and inspected by a person competent to do so. An Electrical Certificate BS7671 is to be issued on completion of work.

DECORATIONS All new woodwork to be knotted and primed on all faces prior to delivery to site. Stopped and painted two undercoats and one gloss coat. All ceilings and walls are to be prepared to receive one mist coat and two full coats of emulsion. All paintwork is to be rubbed down between coats. Contractor is to make good all work disturbed by the construction work.

ADDITIONAL NOTES ADDED

1. 50mm Gap between timber & flue
2. Doors to roof voids to be insulated with GRA 3030.
3. Apply scratch coat & dry line to party wall in roof space.
4. Energy efficient lights to be installed on first floor landing (lamps to be a lumens efficiency greater than 40 lumens per circuit watt)
5. Staircase trimmed to remain & infill with 50mm floor joists between trimmer of new beam.
6. Velux to be min 780 wide & to extend full height.
7. Code 4 cavity flashing to false pitch over chimney.
8. Height to window cill in roof space to be between 800 to 1100
9. Smoke detectors added (mains wired & interconnected).
10. Door to Master Bedroom to be ½ hr fire resisting.
11. Ensure existing soil & vent pipe is 3m from building.
12. 10mm gap under door to internal bathroom.
13. 25mm glued & screwed door stops to fire door.

ENGINEERS CALCULATIONS TO BE SUBMITTED TO L.A.

PLANNING DIVISION

PLAN No.	A0c/05/12/07
DATE RECEIVED	21 AUG 2007

C. 14.08.2007. REALIGNMENT OF FRONT WALL, GABLE WALL TO REAR OF MAIN ROOF
B. 14.5.06. ADDITIONAL NOTES ADDED TO COMPLY WITH LA REQUIREMENTS
A. 12 DEC 2005 BUILDING REGS ADDED, KITCHEN INCREASED IN SIZE,

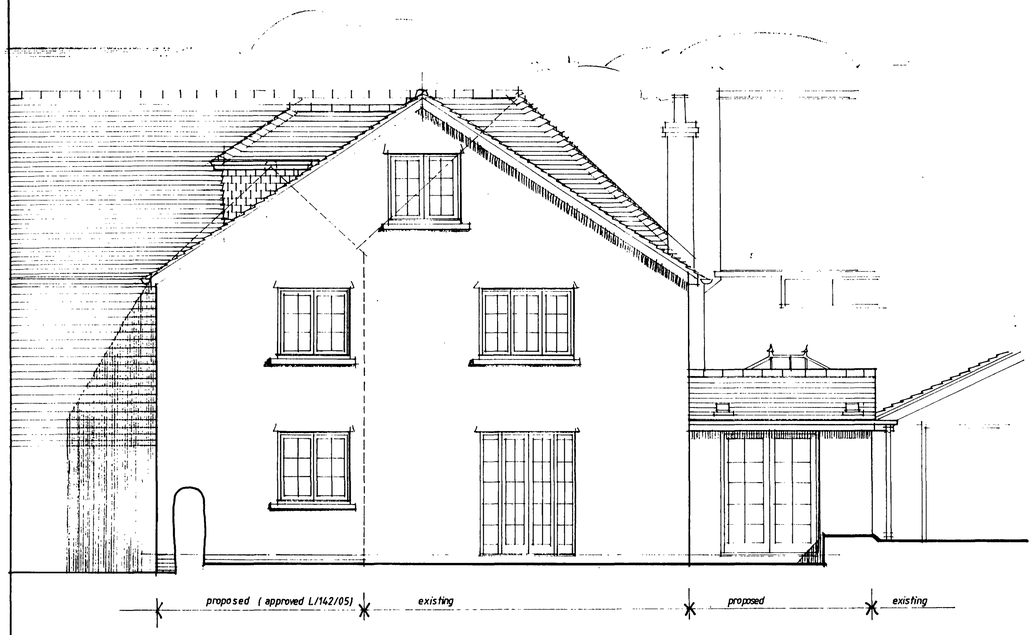
Honeymans Cottage, Coombes Road, Lancing.

proposed extensions and additional accommodation in roof space for MISS L. ELLIOTT

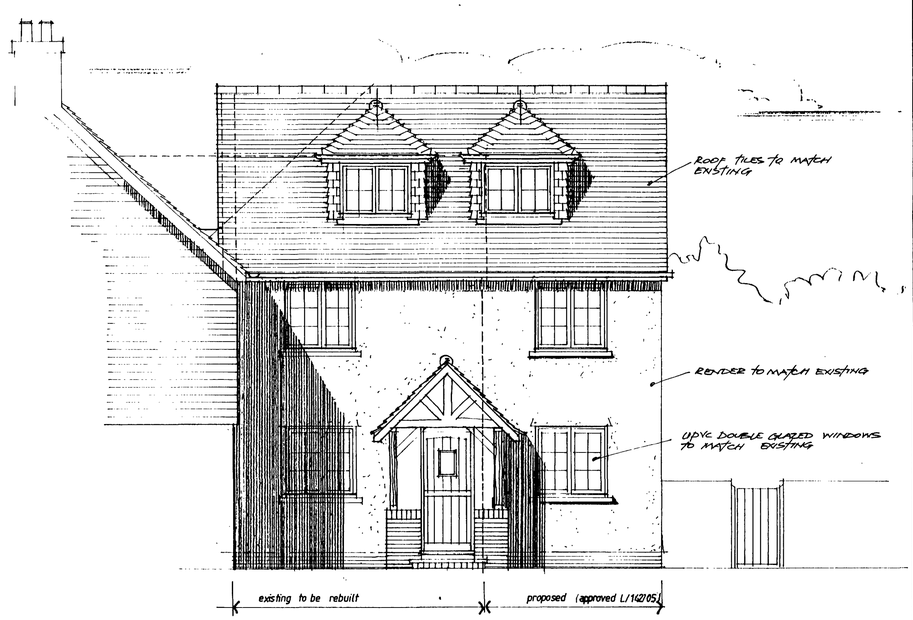
Scale: 1:50	Date: JULY 2005	Drawn By: JM

John Muitt mias mciob
ARCHITECTURAL CONSULTANT & SURVEYOR
91 Greenacres, Shoreham-By-Sea, West Sussex, BN43 5XL
Tel: 01273 461786

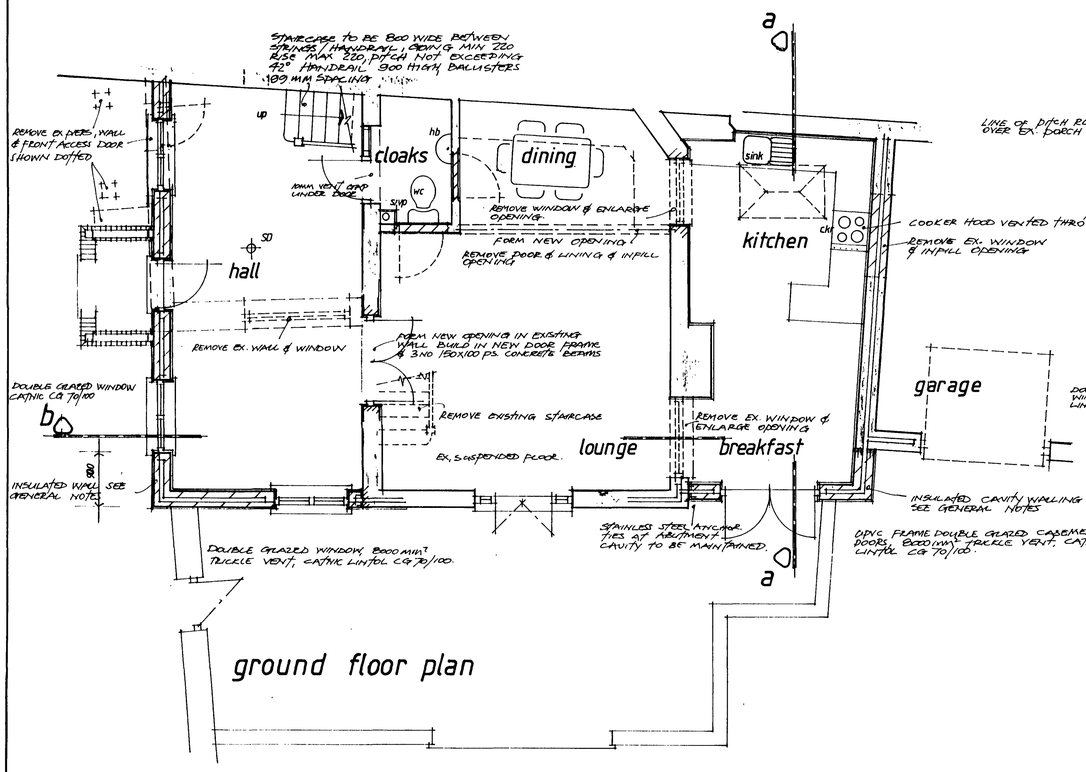
JOB NO. 02 OF 4 C
PROJECT NO: 05/12



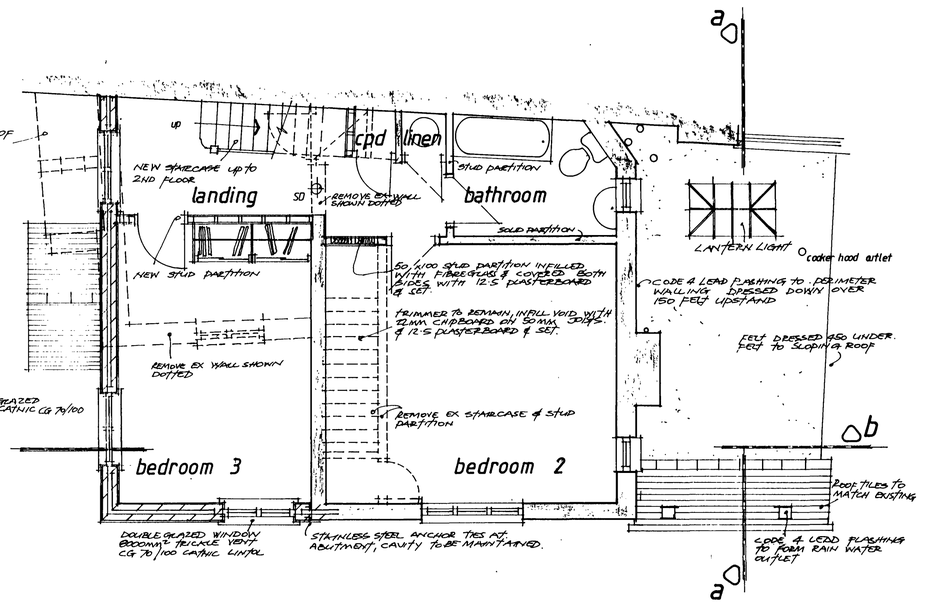
side elevation



front elevation



ground floor plan



first floor plan

JOINT DISTRICT COUNCIL
PLANNING DIVISION
PLAN No. A06/0512/07
DATE RECEIVED 7 AUG 2007

Honeymans Cottage, Coombes Road, Lancing.

proposed amendments to L/142/05/TP (ex front elevation rebuilt & enlarged kitchen/breakfast room). for MSS L. ELLIOTT

Scale: 1:50 | Date: AUG 2007 | Drawn by: JM

John Muitt mias mciob
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JOB NO: 04
PROJECT NO: 05/12