

A2 808

SAP Code: 250060 / DP2123



Development & Planning Authority

STATES OF GUERNSEY
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05 MAR 2020

Sir Charles Frossard House
La Charroterie
St. Peter Port Guernsey
GY1 1FH
Tel: (01481) 717200
www.gov.gg
planning@gov.gg

APPLICATION FOR PLANNING PERMISSION

THE LAND PLANNING AND DEVELOPMENT (GUERNSEY) LAW, 2005 – AS AMENDED

Please complete in black ink using block capitals (2 copies of form and 4 copies of plans, etc to be submitted). Professional agents to submit 2 copies of the application form (1 electronic) and 4 copies of plans, etc (1 electronic).

For all applications, complete pages 1 & 2 of the form.
For all non-householder applications, please also complete pages 3 & 4 of the form.

APPLICANT'S DETAILS AGENT'S DETAILS

A	Name: P. BATISTE	Name:
	Address: ROSE END COLLING RD ST PETER PORT	Address:
	Postcode: GY1 1FL	Postcode:
	Tel: 07781 401241	Tel:
	Email: N/A	Email:
		Ref:

APPLICATION SITE

B	Address: ROSE END, COLLING RD, ST PETER PORT
	Postcode: GY1 1FL Cadastre ref (if known):
	Site Area in either verges/acres/hectares/square metres:

PROPOSED DEVELOPMENT

C	Is this application for: Planning Permission <input type="checkbox"/> Outline Permission <input checked="" type="checkbox"/> Reserved Matters <input type="checkbox"/>
	Description of the proposal, including any change of use: TO CHANGE DOORS AND WINDOWS TO P.V.C
	Has the proposal been the the subject of pre-application discussion with the Authority? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
	If yes, reference : / / . Case officer's name:
	Does the proposal require an Environmental Impact Assessment? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
	Has the development already commenced? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>

FEEES

D	CATEGORY	NUMBER OF	FEE PER ITEM	TOTAL(£)
	3G			150.00
	Total Floor area of new building or extension (if roofspace, divide that floor area by 50%):			Sqm
	Fee enclosed:			Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>

E**TREES AND HEDGES**

Does the proposal involve the removal of trees or hedges?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
If Yes, please confirm that <u>all</u> trees/hedges to be removed AND <u>all</u> trees/hedges to remain have been indicated on the block plan:	<input type="checkbox"/>
Are any trees directly affected by or close to the proposed development subject to a Tree Protection Order (TPO)?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
Reference Number of TPO:	
If Yes, please confirm that the submitted plans identify <u>all</u> protected trees affected by or close to the proposed development and <u>all</u> works to trees and roots.	<input type="checkbox"/>

F**PROTECTED BUILDINGS/MONUMENTS**

Does the proposal involve works to a Protected Building/Monument?	Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>
If yes, please confirm that the submitted plans show full details of <u>all</u> proposed internal and external alterations/works and a statement to demonstrate that the special interest of the building has been considered at the outset.	<input type="checkbox"/>

G**DEMOLITION**

Are any buildings/structures (including walls) to be demolished?	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
If yes, please confirm that the submitted plans clearly indicate <u>all</u> buildings/structures to be demolished. <i>TO WIDEN FRONT DRIVE AND GATEWAY</i>	<input type="checkbox"/>

H**PEDESTRIAN AND VEHICULAR ACCESS & PARKING**

Does the proposal involve alteration to or creation of a new vehicle access/ pedestrian access/car parking? (delete as appropriate):	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
If yes, please confirm that the submitted plans clearly indicate <u>all</u> alterations to or creation of new access/car parking. <i>TO WIDEN DRIVE WAY AND GATEWAY</i>	<input type="checkbox"/>

I**MATERIALS**

Please confirm that <u>all</u> external materials (existing & proposed) including boundary treatments and hard surfaced areas are shown on the submitted plans.	<input type="checkbox"/>
Please confirm that a statement has been included to address the Sustainable Development matters and the Waste Management issues set out in Policy GP9 of the IDP, as appropriate.	<input type="checkbox"/>

STATEMENT**J**

I am the owner of the site	<input checked="" type="checkbox"/>
I have the written consent of the owner(s) of any part of the land to make this application	<input type="checkbox"/>
I have made all reasonable enquiries to identify the owner and obtain consent (Please provide evidence)	<input type="checkbox"/>
I/we hereby apply for planning permission, as described in this form and the accompanying plans/drawings, in accordance with the relevant legislation. I/we declare that to the best of my/our knowledge, all the particulars in this application are correct. I/we agree that any information given in this application may be disclosed to relevant Committees of the States of Guernsey, made accessible to the public, published in the local media and on the States of Guernsey website.	
SIGNATURE: <i>P. Batiste</i>	NAME (Print): <i>P. BATISTE</i>
Date: <i>2-3-2020</i>	Company Name (if applicable)

APPLICATION FOR PLANNING PERMISSION - PART 2
For all non-householder applications please complete pages 3 & 4 of the form.

RESIDENTIAL DEVELOPMENT			
K		Existing Units	Proposed Units
	• Dwelling houses		
	• Flats		
	• Sheltered Housing		
	• Specialised Housing		
	• Other Housing		
		Existing No of people	Proposed No of people
	• Multiple occupation		

AFFORDABLE HOUSING			
L	Does Development Plan Policy GP11 (Affordable Housing) apply?	Yes <input type="checkbox"/>	No <input type="checkbox"/>
	If yes, please confirm details of provision (land or units) are included	<input type="checkbox"/>	
	If unable to comply, please confirm reasons and viability assessment included	<input type="checkbox"/>	

OTHER DEVELOPMENT			
M	GIFA = Gross Internal Floor Area	Existing GIFA m2	Proposed GIFA m2
	• Retail convenience		
	• Retail other		
	• Food/drink		
	• Offices		
	• Industry/Storage & Distribution		
	• Sport/Recreation/Leisure		
	• Education/Community/Health		
	• Agriculture/Horticulture		
	• Infrastructure/Harbour/Airport		
		Existing bed spaces	Proposed bed spaces
	• Visitor Accommodation – Serviced		
	• Visitor Accommodation – Non-serviced		
• Staff accommodation			
	Existing GIFA m2	Proposed GIFA m2	
• Other Use (please specify)			

PARKING PROVISION			
N		Existing spaces	Proposed spaces
	• Car		
	• (of which disabled)		
	• Motorcycle		
	• Bicycle		

CHECKLIST (Please tick boxes) or indicate n/a

O

ALL PLANNING APPLICATIONS MUST INCLUDE THE FOLLOWING INFORMATION;
Please see the guidance notes, PN2 Making a Planning Application, for more details

Application Forms x2	<input checked="" type="checkbox"/>
Site Location Plan x 4	<input checked="" type="checkbox"/>
Block Layout Plan x 4	<input checked="" type="checkbox"/>
Drawings x 4	<input checked="" type="checkbox"/>
Fee - See Fees for Planning Applications	<input checked="" type="checkbox"/>

A NUMBER OF OTHER ITEMS MAY BE REQUIRED, DEPENDING ON THE PROPOSAL;

<p>Sustainable Checklist – a proportional response to IDP policy GP9 A brief written statement addressing the policy text should be submitted. As a minimum for small extensions to dwelling houses this should confirm that the design, including insulation, drainage, water efficiency, materials, waste storage and disposal and the conservation of fuel and power, also meets the current Building Regulations.</p>	<input type="checkbox"/>
<p>Waste Management Plan – for more significant applications, including demolition. Guidance is being drawn up on how to meet the requirements of IDP Policy GP9.</p>	<input type="checkbox"/>
<p>Construction and Environmental Management Plan (CEMP) for larger developments where construction work has the potential to cause disturbance to neighbouring properties during the construction period.</p>	<input type="checkbox"/>
<p>Dower Units – details of relationship between dower and principal dwelling. See Planning Advice Note No1 – Dower Units.</p>	<input type="checkbox"/>
<p>Traffic Impact Assessment (TIA) – See the Supplementary Planning Guidance on Parking Standards and Traffic Impact Assessment, section 9 for more guidance.</p>	<input type="checkbox"/>
<p>Affordable Housing viability – where affordable housing requirements of policy GP11 are not to be complied with, an explanation must be provided. See the Supplementary Planning Guidance on Affordable Housing, section 10 for more details.</p>	<input type="checkbox"/>
<p>Visitor viability – where change of use of visitor accommodation is proposed See Supplementary Planning Guidance on Change of Use of Visitor Accommodation to Non-Visitor Accommodation Use, for more guidance.</p>	<input type="checkbox"/>
<p>Telecommunications Certificate – A radiation certificate should accompany any applications for mobile phone masts.</p>	<input type="checkbox"/>
<p>Statement of Significance – For work to Protected Buildings.</p>	<input type="checkbox"/>
<p>Survey Plans – Required for work to Protected Buildings and conversions.</p>	<input type="checkbox"/>
<p>Agriculture Priority Areas – Report on suitability of land for farming purposes.</p>	<input type="checkbox"/>

Please submit 2 copies of this completed form, together with the required sets of plans and other supporting information to: The Office of the Development & Planning Authority, Sir Charles Frossard House, La Charroterie, St. Peter Port, Guernsey, GY1 1 FH.



Application Block Layout Plan



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Rose End
 Collings Road
 St. Peter Port
 GUERNSEY
 GY1 1FL

Applicants Name : P. BASTIE
 NB Please indicate any amendments required to the address shown :-

Scale 1:200

NB. The details on this plan are illustrative, not defined. The coloured boundary illustrated above does not necessarily indicate the extent of the property or curtilage



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Collings Road
St. Peter Port
GUERNSEY
GY1 1FL

Applicants Name : P BIANSTE
NB Please indicate any amendments required to the address shown :-

Scale 1:1,250

NB. The details on this plan are illustrative, not defined. The coloured boundary illustrated above does not necessarily indicate the extent of the property or curtilage.

Mr P R Batiste

Rose End, Collings Road, St Peter Port, GY1 1FL

05 MAR 2020

REF



No 1 FRONT DOOR
DOOR FRAME ROTTEN
REPLACE WITH P.V.C DOOR
AND FRAME

No 3 FRONT WINDOW
WINDOW ROTTEN

REPLACE WITH P.V.C WINDOW

WINDOW SERVICE CENTRE TO
SUPPLY AND FIT



No 2 BASEMENT DOOR
DOOR FRAME ROTTEN

REPAIR DOOR AND FRAME
WITH P.V.C

WINDOW SERVICE CENTRE TO
SUPPLY AND FIT



No 4 SIDE WINDOW
WINDOW FRAME ROTTEN

REPLACE WITH P.V.C
WINDOW.

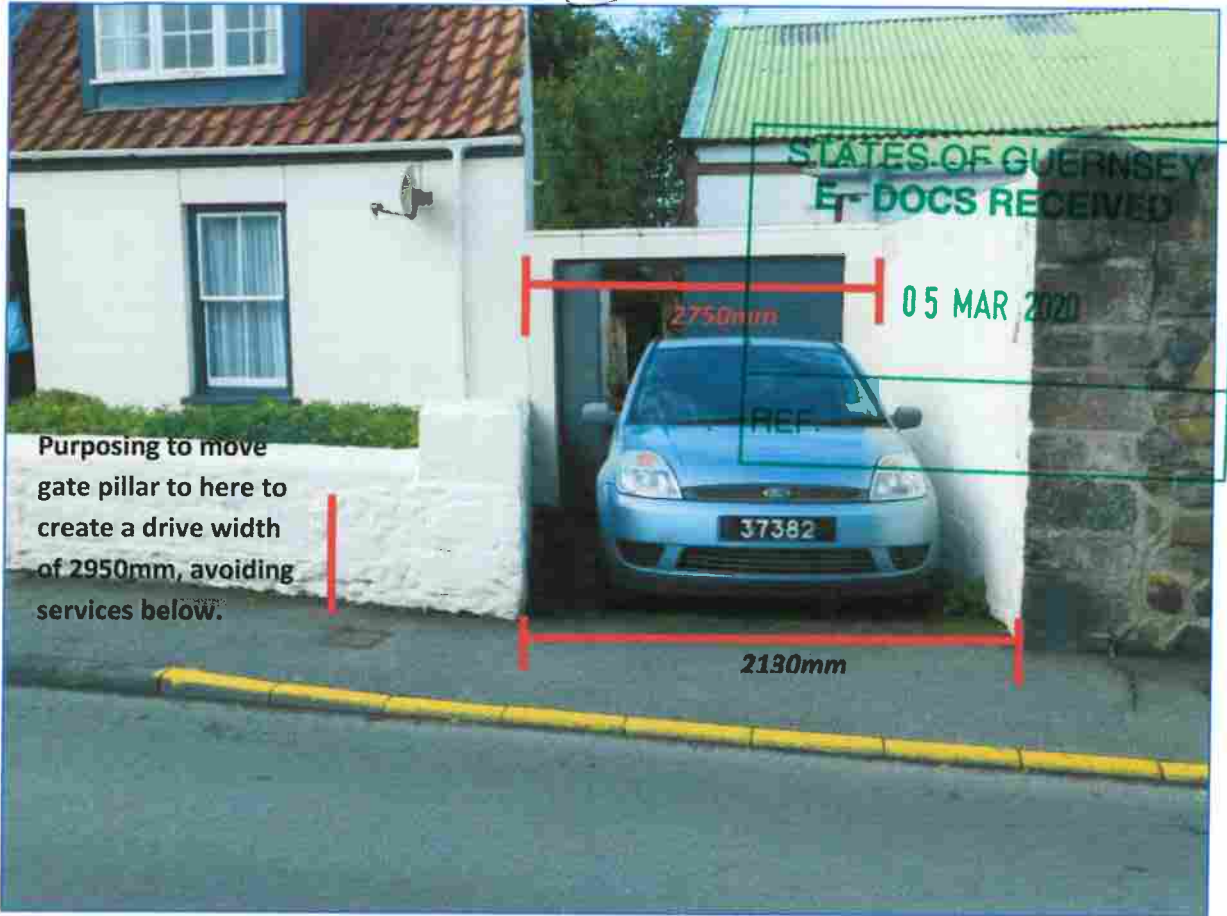
WINDOW SERVICE TO SUPPLY
AND FIT

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5

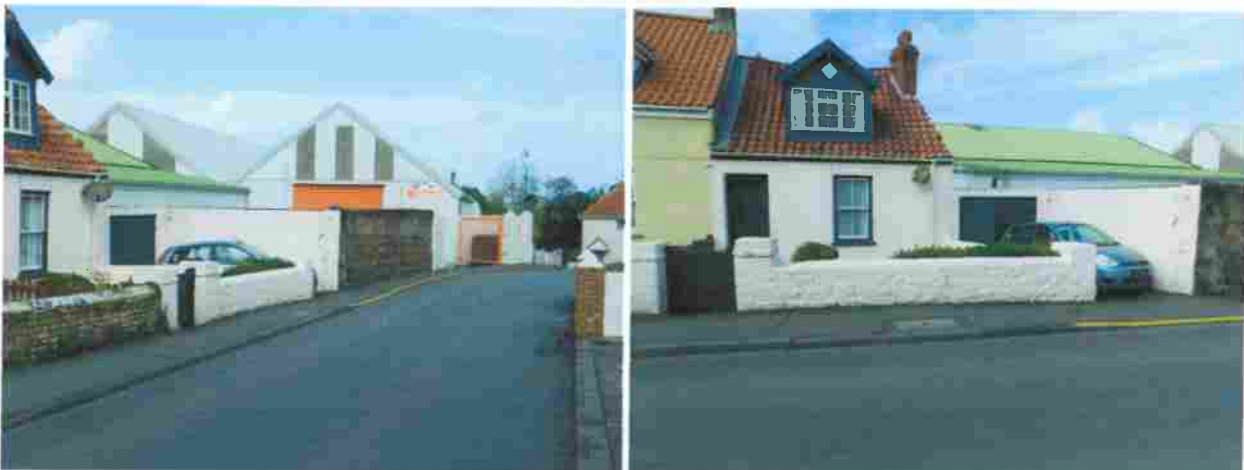


Rose End, Collings Road, St Peter Port, GY1 1FL

Gateway is located just before a sharp corner, traffic from both directions travel at speed. Reversing into the narrow drive takes time, some/most drivers are impatient and tend to go round me, and this could course a very nasty accident.

The gate is a bottleneck, (the small end at the entrance, please see picture above for approximate measurements.)

I ask for permission/ approval to widen gateway, to approximately 2950mm, to help to allow me to clear highway quicker.





I would also like to create a small opening/gate (approx. 1.2m) in the region between the red lines shown on picture. This would allow me to walk to my front door without going out onto the pavement near the road.

Picture also shows the 3 services to the left, that surface and enters the house through and above the basement ally/steps.

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