



LOVELL OZANNE

States of Guernsey
Development & Planning Authority
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OUR REF: RJP/AWR/AML_eS/A1832

YOUR REF: FULL/2020/2615

PROPERTY REF: F01176A001

14th January 2021

Dear Sirs

RE: PROPOSED ALTERATIONS AT BELLAGIO, RUE DE LA ROCQUE POISSON, ST PETERS,
GUERNSEY, GY7 9HW, MR J LANGMEAD

Regarding the above Planning application and your letter dated 6th January 2021 please find attached the following for your consideration, as requested:-

- One copy of the Incomplete Application Submission List and the Planning Service Invoice.
- Four copies (1 electronic) of the Site Location and Block Plan numbered A1832-10B, highlighting the areas of variation to previously approved plans.
- A cheque made payable to the 'States of Guernsey' in the sum of £300 for the additional retrospective Planning application fee (Category 3G).

We trust that this submission is sufficient to enable the application to proceed but would be pleased to provide any further information if required.

Yours faithfully

A W ROLPH BEng(Hons) BSc(Hons) AMIMechE
for Lovell Ozanne & Partners Surveying Limited

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A. Merrett

Company Registration Number 26763



GUERNSEY
DESIGN AWARDS
2016 & 2018
WINNER



Chartered Building Surveyors

Your Ref:

Planning Service
Sir Charles Frossard House
La Charroterie
St. Peter Port
Guernsey
GY1 1FH

6 January 2021

Application Ref No: FULL/2020/2615

THE LAND PLANNING AND DEVELOPMENT (GUERNSEY) LAW, 2005

Incomplete Application Submission Checklist

PROPOSAL: Variation to plans previously approved to alter front entrance, erection of infill extension to front/west elevation, increase height of garage, erect single storey flat roof extension to south of garage incorporating store and reposition air source heat pump - omit increase in height of garage/parapet, enclose and extend plant room area and alter external finish to cladding (Retrospective)

LOCATION: Bellagio Route Du Grand Port St. Pierre Du Bois

APPLICANT: Mr J Langmead

AGENT: Lovell Ozanne & Partners Ltd.

Please ensure you have provided all the information requested in the attached letter, and again listed below:

Checklist:

- The enclosure of the plant room, omission of increase in height of garage and change external finish to cladding would fall under fee category 3G - £150.00. Due to the application being retrospective the fee is double ordinarily charged. An additional £300.00 is required.
- Revise drawing no.A1832-10A. Please highlight/bubble/label the areas of variation to previously approved plans for consideration.

Please return this sheet with the above requested information to the Planning Service.

Please detach and return this slip to the Planning Service – see info below

- **Paying by Cheque - Please detach and return this slip with Cheque to the Planning Service.**
- **Paying by Credit/Debit Card or Cash – Only at Edward T Wheadon House, Le Truchot, SPP - Please attach your receipt to this slip and return to the Planning Service**
- **Should you wish to pay by BACS, please find our account details below , please return this slip noting on slip that you have paid by BACS and the Date Paid;**

Account Name: States of Guernsey Environment Department Income Account

Sort Code: 60 09 20

Account No: 74011022

SAP Code: DC 250060/DP2123

Ref No: FULL/2020/2615

Invoice Date: 06/01/2021

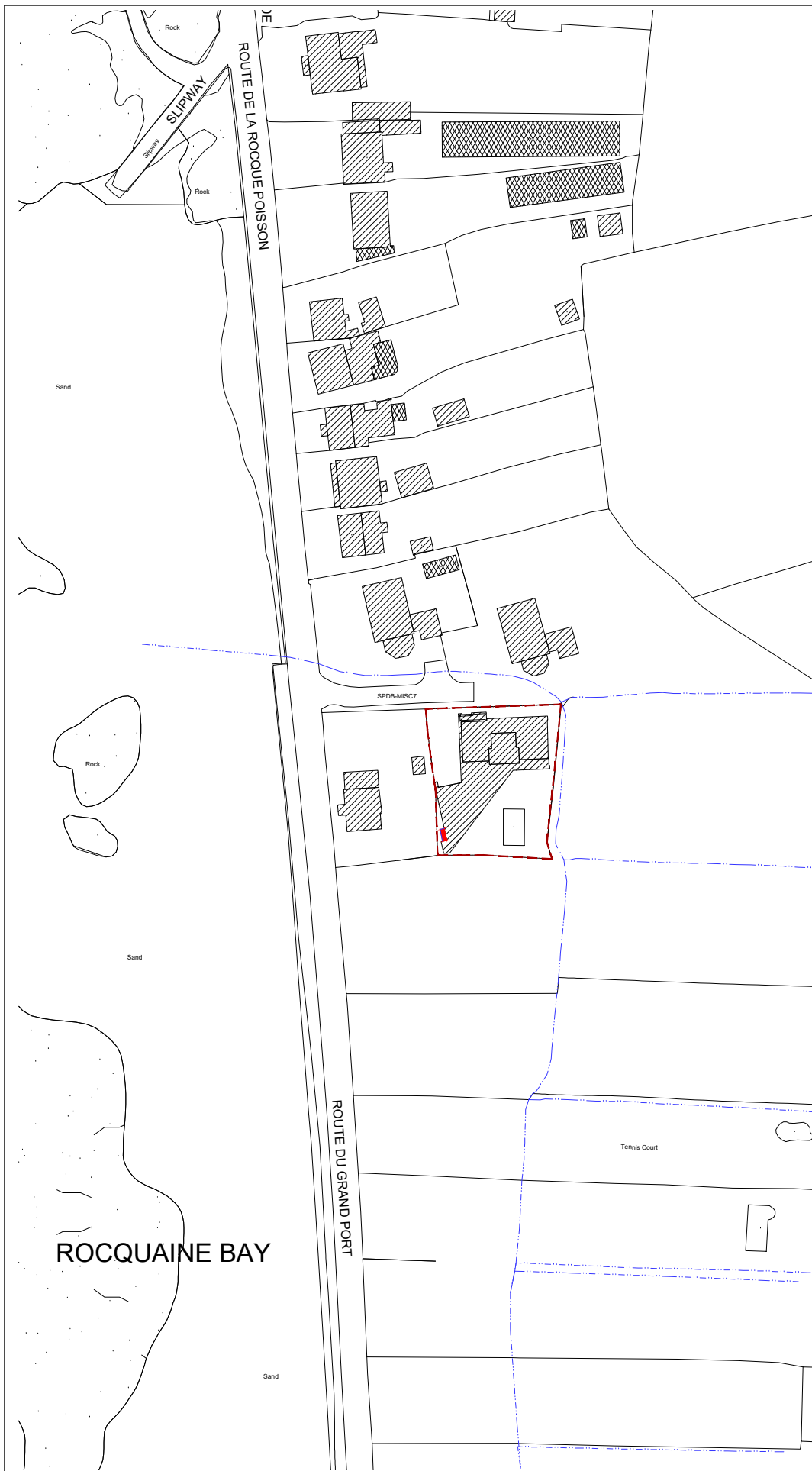
Location of Property , Bellagio, Route Du Grand Port, , St. Pierre Du Bois.

Proposal

Variation to plans previously approved to alter front entrance, erection of infill extension to front/west elevation, increase height of garage, erect single storey flat roof extension to south of garage incorporating store and reposition air source heat pump - omit increase in height of garage/parapet, enclose and extend plant room area and alter external finish to cladding (Retrospective)

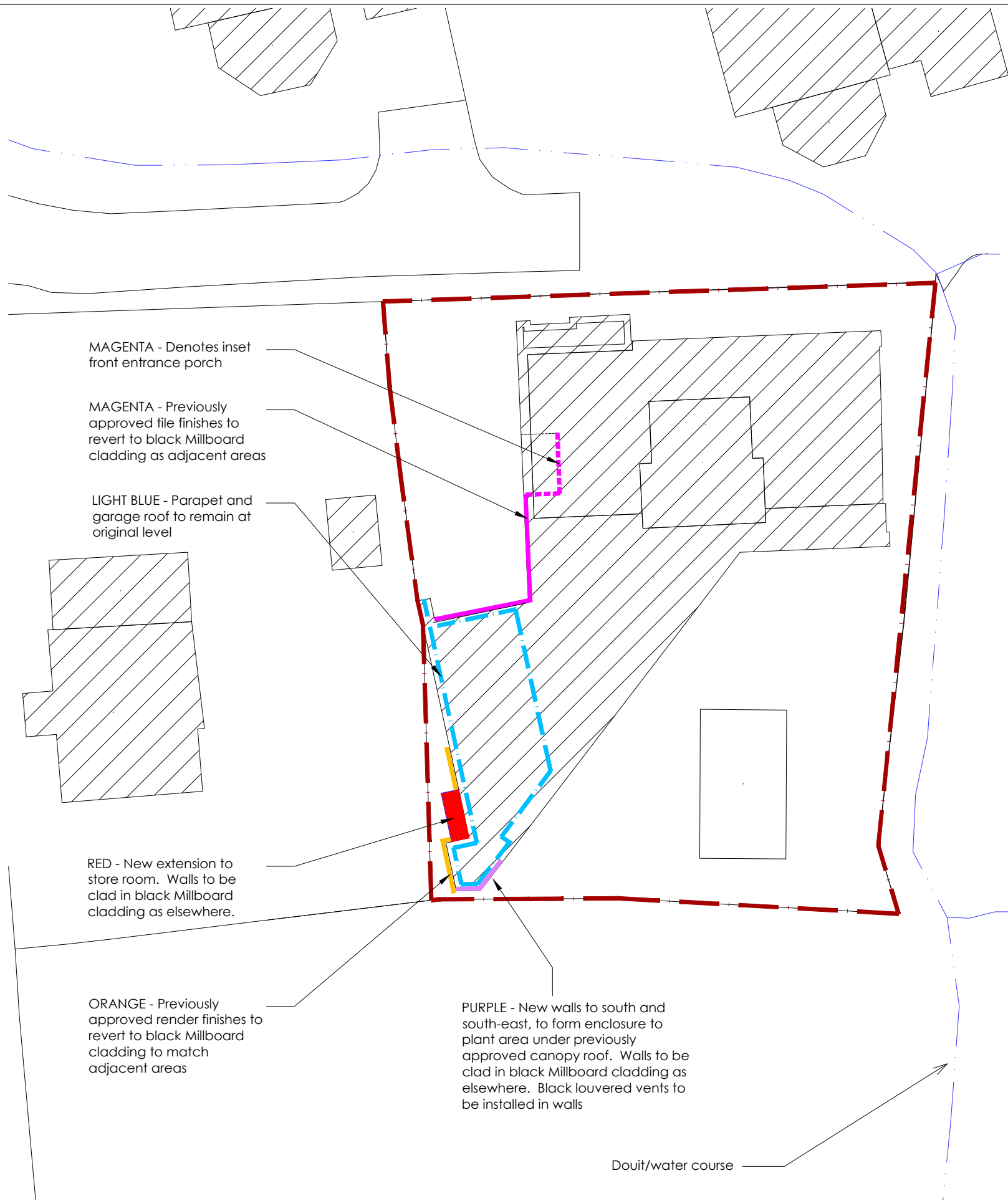
Total amount outstanding: £ 300.00

OUTFEE



Site Location Plan

Scale 1:1250



Block Plan

Scale 1:250

MAGENTA - Denotes inset front entrance porch

MAGENTA - Previously approved tile finishes to revert to black Millboard cladding as adjacent areas

LIGHT BLUE - Parapet and garage roof to remain at original level

RED - New extension to store room. Walls to be clad in black Millboard cladding as elsewhere.

ORANGE - Previously approved render finishes to revert to black Millboard cladding to match adjacent areas

PURPLE - New walls to south and south-east, to form enclosure to plant area under previously approved canopy roof. Walls to be clad in black Millboard cladding as elsewhere. Black louvered vents to be installed in walls

Dout/water course

Copyright

The Copyright of this drawing is the property of the Architects, and may not be reproduced without their written permission.

Important Note:

Figured Dimensions where shown should be used in all circumstances. Where no dimensions exist or if any discrepancies are found report to Architects.
DO NOT scale from electronic or hard copy drawings.
Electronic files must be checked against hardcopy of the drawing.

The Contractor must check all dimensions & levels on site and any discrepancies found, reported to the Architects.

The information shown on the drawing should be referred to for architectural design only. Civil/Structural, Building Services and other specialist information shown on this drawing is notional and for indicative purposes only. Refer to specialist consultant drawings.

Digimap Ref: 29
Status
Information

Revisions

Rev	Date	Description	By
A	Oct 2020	Previously approved ground floor extension to plant room, at southeast corner shown.	AWR
B	Jan 2021	Notes and references added to illustrate areas of proposed works	AWR



project
Alterations at Bellagio
Route De La Rocque Poisson
St Peters, Guernsey
For
Mr J Langmead

title
Site Location and Block Plan

scale 1:250 & 1:1250 @ A3

date August 2018 drawn SEB

drawing number A1832-10

revision B

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