



Maidstone Borough Council

Maidstone House

King Street

Maidstone, Kent ME15 6JQ

www.maidstone.gov.uk

Application to determine if prior approval is required for a proposed: Larger Home Extension
The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 1, Class A

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	<input type="text" value="28"/>
Suffix	<input type="text"/>
Property Name	<input type="text"/>
Address Line 1	<input type="text" value="Long Rede Lane"/>
Address Line 2	<input type="text"/>
Address Line 3	<input type="text" value="Kent"/>
Town/city	<input type="text" value="Maidstone"/>
Postcode	<input type="text" value="ME16 9LB"/>

Description of site location must be completed if postcode is not known:

Easting (x)	<input type="text" value="572976"/>	Northing (y)	<input type="text" value="155118"/>
-------------	-------------------------------------	--------------	-------------------------------------

Description

Applicant Details

Name/Company

Title

Mr

First name

Kevin

Surname

Millson

Company Name

Address

Address line 1

28 Long Rede Lane

Address line 2

Barming

Address line 3

Town/City

Maidstone

County

Country

United Kingdom

Postcode

ME16 9LB

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Eligibility

Permitted development rights are subject to conditions set by legislation to ensure that only appropriate proposals are eligible. The need to apply to the Local Planning Authority to see if prior approval is required is one such condition.

Important - Please note that:

- This application is specifically for a 'larger' single storey rear extension to a house, and the questions below are particular to determining the eligibility of proposals for this extension type.
- Other kinds of home extensions do not use this 'prior approval' process and should not be applied for using this type of application.
- There are additional permitted development conditions that apply to all home extensions which are not covered in the questions below, [they can be reviewed in our common projects section](#). If your proposals do not meet these conditions, it is advisable not to continue with this application.

Please indicate the type of dwellinghouse you are proposing to extend

- Detached
 Other

Will the extension be:

- a single storey;
- no more than 4 metres in height (measured externally from the natural ground level); and
- extend beyond the rear wall of the original dwellinghouse (measured externally) by over 3 but no more than 6 metres.

Note that where the proposed extension will be joined to an existing extension, the measurement must represent the total enlargement (i.e. both the existing and proposed extensions) to the original dwellinghouse.

- Yes
 No

Is the dwellinghouse to be extended within any of the following:

- a conservation area;
- an area of outstanding natural beauty;
- an area specified by the Secretary of State for the purposes of enhancement and protection of the natural beauty and amenity of the countryside;
- the Broads;
- a National Park;
- a World Heritage Site;
- a site of special scientific interest;

- Yes
 No

Description of Proposed Works

Please describe the proposed single-storey rear extension

We currently have a conservatory attached to the rear of our house measuring 4m out from the rear wall of the house, 6m across the rear of the house and with a height of 3.5m from the ground. This was built by the previous owners approximately 23 years ago. We have lived at the property for 15 years since 2008. Unfortunately the conservatory is now past its useful life. It leaks when it rains and is very cold and draughty during the Winter months. We would now like to replace the conservatory with a newer more economical and environmentally friendlier structure. To this end we have approached a building company with a view to converting the existing conservatory into a permanent extension, and have been quoted for a new structure containing the latest high efficiency glazed units and an Ultraframe 380 solid roof. The new structure will require a brick wall to be built on the non-adjointing side of the house to support the new solid roof and will have glazed units to the rear overlooking our private garden. The dimensions of the new structure will be similar to that of the existing conservatory, being approximately 4.25m out from the rear wall of the house and approximately 3.75m at the highest point at the house adjoining part of the pitched roof.

Measurements

Please provide the measurements as detailed below.

Where the proposed extension will be joined to an existing extension, the measurements provided must be in respect to the total enlargement (i.e. both the existing and proposed extensions) to the original dwellinghouse.

How far will the extension extend beyond the rear wall of the original dwellinghouse (in metres, measured externally)

4.30	metres
------	--------

What will be the maximum height of the extension (in metres, measured externally from the natural ground level)

3.65	metres
------	--------

What will be the height at the eaves of the extension (in metres, measured externally from the natural ground level)

3.65	metres
------	--------

Adjoining premises

Please provide the full addresses of all adjoining premises to the house you are proposing to extend. This should include any premises to the side/front/rear, even if they are not physically 'attached'

House name:

Number:

30

Suffix:

Address line 1:

Long Rede Lane

Address Line 2:

Barming

Town/City:

Maidstone

Postcode:

ME16 9LB

House name:

Number:

26

Suffix:

Address line 1:

Long Rede Lane

Address Line 2:

Barming

Town/City:

Maidstone

Postcode:

ME16 9LB

House name:

Number:

7

Suffix:

Address line 1:

Mill Walk

Address Line 2:

Barming

Town/City:

Maidstone

Postcode:

ME16 9LE

Declaration

I / We hereby apply for Prior Approval: Larger home extension as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Kevin Millson

Date

24/03/2023