



Boston Borough Council  
Municipal Buildings  
West Street  
Boston, Lincolnshire  
PE21 8QR  
Telephone: 01205 314200  
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## Application for a Lawful Development Certificate for a Proposed Use or Development

### Town and Country Planning Act 1990 (as amended)

#### 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

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

|                                     |                                     |
|-------------------------------------|-------------------------------------|
| Easting (x)                         | Northing (y)                        |
| <input type="text" value="530655"/> | <input type="text" value="338359"/> |

Description

## Applicant Details

### Name/Company

Title

Miss

First name

Lauren

Surname

Cousins

Company Name

### Address

Address line 1

30 King Street

Address line 2

Kirton

Address line 3

Lincolnshire

Town/City

Boston

Country

United Kingdom

Postcode

PE20 1HX

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

### Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

- ☒ Yes  
☐ No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

We would like to create a single story extension to the rear side of our property. The extension will be joined from the rear wall parallel with the kitchen but does not exceed past original kitchen wall, which is at the very rear of the property. The extension will be created into a downstairs family bathroom to replace our current bathroom upstairs to transform into a 3rd bedroom for expected child. We have seen similar work been done to properties nearby on same street.

We will be blocking up the windows present to the side of the kitchen and an new window will be cut and installed correctly to the rear of kitchen that will over look the back garden.

Measurements for extension

4.5M - L

X

2.1M - W

Height

The highest point of roof

3M

The lowest point of room

Under 3M

The stages that we will need to complete are ;

- \* Drainage
- \* Footings
- \* Damp course
- \* Block work / Insulation
- \* Roof
- \* Flooring
- \* Plumbing
- \* Electrics
- \* Plastering
- \* Tiling
- \* Bathroom Installation

The proposal that will be carried will not cover the manhole covers as this is situated outside the perimeters of the extension.

Does the proposal consist of, or include, a change of use of the land or building(s)?

- ☐ Yes  
☒ No

Has the proposal been started?

☐ Yes

☒ No

## Grounds for Application

### Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

Our Proposed work will meet the requirements for permitted development as it is under 10m2.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

- \* Certificate of proof of ownership of property. ( 2 pages)
- \* Location map
- \* Sketch /drawing of extension showing measurements

Select the use class that relates to the existing or last use.

Other

**Please note that following changes to Use Classes on 1 September 2020:** The list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Other (please specify)

Extension

### Information about the proposed use(s)

Select the use class that relates to the proposed use.

Other

**Please note that following changes to Use Classes on 1 September 2020:** The list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. See help for more details on Use Classes.

Other (please specify)

Side Extention

Is the proposed operation or use

☒ Permanent

☐ Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

Reassurance that we are within our permitted development rights and meet all requirements to create a side extension to current owned property that we live in.

## 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?

- ☐ The agent  
☒ The applicant  
☐ Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes  
☒ No

## Authority Employee/Member

**With respect to the Authority, is the applicant and/or agent one of the following:**

- (a) a member of staff**  
**(b) an elected member**  
**(c) related to a member of staff**  
**(d) related to an elected member**

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes  
☒ No

## Interest in the Land

Please state the applicant's interest in the land

- ☒ Owner  
☐ Lessee  
☐ Occupier  
☐ Other

## Declaration

I / We hereby apply for Lawful development: Proposed use 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

Lauren Cousins

Date

08/04/2022