



B O S T O N BOROUGH COUNCIL

Municipal Buildings, West Street, Boston, Lincolnshire, PE21 8QR

Town and Country Planning Act 1990

Town & Country Planning (General Permitted Development) (England) Order 2015 (as amended)

Process set out by Paragraph A.4 of Part 1, Schedule 2 of Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

Application Reference: B/24/0021

Applicant: Ms Gabriela Chotnicka
6 Walden Gardens
Boston
PE21 8XG

Agent: Ms Katja Leszczynska
Add value Home
3, Crossfield Road
London
N17 6AY

The Boston Borough Council, as Local Planning Authority, hereby confirm that **Prior Approval is not required** for the proposed development at the following address, as described below, and in accordance with the information that the developer provided to the Local Planning Authority:

Application for Prior Approval under Schedule 2, Part 1, Class A for a proposed rear extension projecting 5.7m from original rear wall and height not exceeding 3.3m at 6, Walden Gardens, Boston PE21 8XG

27-Feb-2024

Mike Gildersleeves
Assistant Director – Planning and Strategic Infrastructure
Boston Borough Council, East Lindsey District Council, South Holland District Council

It is important that you read and understand all of the following informatives.

Informatives:

It is a requirement of condition A.3 of the Regulations that the materials used in any exterior work (other than materials used in the construction of a conservatory) must be of a similar appearance to those used in the construction of the exterior of the existing dwellinghouse.

It is a requirement of condition A.4 of the Regulations that the development shall be carried out in accordance with the details submitted to the Local Planning Authority.

Note(s) to Applicant:

You are advised to check with the Building Control Section to ascertain whether Building Regulations approval is required.

You are advised that in accordance with the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended), the development must be completed in accordance with the submitted details in order to benefit from permitted development rights.

You are advised that references to height (for example, the heights of the eaves on a house extension) is the height measured from ground level (with ground level being the level of the natural ground and would not include any additional laid on top of the natural ground such as a patio). Ground level is the surface of the ground immediately adjacent to the building in question. Where ground level is not uniform (e.g. if the ground is sloping), then the ground level is the highest part of the surface of the ground next to the building

