

14. PRIOR NOTIFICATION DEMOLITION VALIDATION REQUIREMENTS

Please see the Full Validation checklist for more detail

Grey shading indicates that this information is always required to validate the application.

Other information may also be required in accordance with the full list.

If any of this is missing the application will be delayed until it is provided.

The case officer may request other information after the application has been registered

NATIONAL REQUIREMENTS		√
N1	Application Form :Answer all questions	
N2	Correct Fee	
N6	Location Plan This should: <ul style="list-style-type: none"> • Be up to date and of Ordnance Survey quality • Be At a scale of 1:1250 or 1:2500 • Show a North point. • Show at least two named roads • Show surrounding buildings which are named or numbered. • Clearly identify the application site with a red edge which should include all the property to be demolished. • Show any other land in the control or ownership of the applicant which is close to or adjacent to the application site, with a blue line. • Show the exact location of the application site. 	
N7	Site Plan This should: <ul style="list-style-type: none"> • Be at a scale of either 1:500 or 1:200 • Show the direction of North • Indicate any buildings or other structures to be demolished. It should also include the following unless these would NOT influence or affect the proposed development: <ul style="list-style-type: none"> • All the buildings, roads and footpaths on land adjoining the site including access arrangements • All public rights of way crossing or adjoining the site • The position of all trees on the site, and those on adjacent land • The extent and type of any hard surfacing 	
<p>The applicant is required to display a site notice by site display on or near the land on which the building (s) To be demolished is sited, and shall leave in place for not less than 21 days in the 28 days beginning with the date on which the application was submitted to the Local Authority.</p> <p>A statement that this site notice has been erected must be submitted with the application.</p>		
LOCAL REQUIREMENTS		
L4	Structural Survey Required: <ul style="list-style-type: none"> • Applications for Prior Notification for Demolition will require a Demolition and Method statement 	
L5	Tree Survey Required: <ul style="list-style-type: none"> • For all developments affecting trees on or adjacent to the site 	
L6	Ecological Survey (including Bat & Owl Surveys) Required: <ul style="list-style-type: none"> • For SSSI or Sites of Local / National Biological importance • For Biological Heritage Sites • For Wildlife links or corridors as shown on the proposals map • For Development likely to affect the habitat of protected species <ul style="list-style-type: none"> ○ Barn conversions ○ Demolition of older buildings ○ Work affecting roof spaces outside the urban area (Ecological statement acceptable within the urban boundary) ○ Removal of trees and hedgerows ○ Alteration to watercourses ○ Wind turbine applications 	

L18	Heritage Statement (Listed Building & Conservation Assessments) Required for: <ul style="list-style-type: none"> • Alteration/demolition of a listed Building • Alteration /demolition of a building in a Conservation Area • Conservation Area Consent for Demolition • Works to a Historic Park or Garden • Works affecting an area or archaeological interest • Works / demolition to a non-designated heritage asset 	
L32	Copies of Applications on CD Required for: <ul style="list-style-type: none"> • All hard copy/paper applications • Major applications when requested during pre application discussions 	

Applicants are encouraged to submit and pay for planning and other applications electronically using the Government's Planning Portal service on the internet – www.planningportal.gov.uk

The Council will process applications submitted on paper. These require

- (i) 1 copy of each document, plan and form.
- (ii) 1 copy of all the application documents on CD in PDF format.

If you do not intend to provide all the information required by the Councils local list of validation requirements, you should provide a short written justification as to why it is not appropriate in the particular circumstance.