



Application Types

Householder Permission - Permission for alterations to existing dwellinghouse or alterations within the curtilage of a dwellinghouse. For example - extensions, garages, driveways, etc.

Planning Permission - Permission for developments such as new dwellinghouses, changes of use of land or buildings, new or altered business developments. These types of applications will either be full applications, in principle or approval of matters specified in conditions.

Listed Building Consent - Consent for the alteration or extension (internal or external) to a Listed Building.

Advertisement Consent - Consent for the display of signage on buildings or land.

Prior Notification - used to notify the planning authority of certain proposals that benefit from permitted development rights. We can determine if prior approval is required. These are most commonly used for agricultural and forestry developments, but are sometimes required for demolition too.

Certificate of Lawfulness (existing) - used when a development or use has been carried out in the past without the proper permission being in place or where a development or use has been carried out not in line with the terms of the planning permission granted. It is a procedure that allows the planning authority to make a binding decision that such development or use may continue without fear of enforcement action.

Certificate of Lawfulness (proposed) - used when an applicant wishes to establish conclusively that a proposed use or development is lawful and does not require planning permission.

Modification or Discharge of Planning Obligations - applications made for the discharge or modification of obligations that are secured by a section 75 or section 50 legal agreement.

Screening Opinion - is to inform the developer as to whether we consider that a proposed development, such as a wind farm or biomass power station, constitutes EIA development, based on the selection criteria in Schedule 3 of the EIA Regulations.

Scoping Opinion - if an EIA is required, a developer can request a scoping opinion from the Local Planning Authority under Schedule 4 of the EIA Regulations. This request seeks our opinion on the information that should be included within the Environmental Statement.

Pre-application Consultation or Proposal of Application Notice - is a requirement for an applicant/agent to submit before they lodge an application for a major or national development.

Tree Works - an application for consent to carry out works to trees protected by a Conservation Area or a Tree Preservation Order.

High Hedges - an application seeking remedial works in connection with a neighbouring hedge that falls within the legal definition.

Hazardous Substances Consent - an application to allow the use, storage and transportation of hazardous substances.