

Planning Service
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Application for Listed Building Consent for alterations, extension or demolition of a listed building

Planning (Listed Buildings and Conservation Areas Act) 1990

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 Details

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			
Trevalyn Manor, Orchard House			
Address Line 1			
Manor Lane			
Address Line 2			
Trevalyn			
Town/city			
Rossett			
Postcode			
LL12 0AQ			

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

Easting (x)	Northing (y)
336838	356498

Description

Developed Estate based around Trevalyn Manor, a number of converted out buildings and new Mews Houses.
The retrospective Listed Building consent application is for a car charging point located in one of the outbuilding called Orchard House, a converted coach house / storage barn.

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

Country

Postcode

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Contact Details

Primary number

Secondary number

Email address

Description of Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

The Trevalyn Manor Estate, Manor Lane, Rossett, LL12 0AQ was developed back in the early 2000's. Back at the end of 2016, I enquired with planning about installing a discrete electric car charging outdoor power point. The guidance given was that the charging point must be not visible from the roadside, small and not damage the fabric of the building. The car charger was installed in June 2017 by a professional installer. The socket is certificated.

Application was made as a non-material application P2022/0191 but I was asked to withdraw this and apply for Listed Building consent instead, hence this application.

Has the development or work already been started without planning permission?

- ☒ Yes
☐ No

If Yes, please state when the development or work was started (date must be pre-application submission)

31/05/2017

Has the development or work already been completed without planning permission?

- ☒ Yes
☐ No

If Yes, please state when the development or work was completed (date must be pre-application submission)

31/05/2017

Listed Building Details

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

- ☐ Don't know
☐ Grade I
☐ Grade II*
☒ Grade II

Has a Certificate of Immunity from Listing been sought in respect of this building?

- ☐ Yes
☒ No

Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building?

- ☐ Yes
☒ No

Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

- ☐ Yes
☒ No

Listed Building Alterations

Do the proposed works include alterations to a listed building?

- ☐ Yes
☒ No

Materials

Does the proposed development require any materials to be used in the build?

- ☐ Yes
☒ No

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

- ☒ Yes
☐ No

If Yes, please provide details

Spoke with Planning back in Feb 2022 and sought guidance back in 2016, but cannot recall an name from this conversation.

I was asked to do a retrospective application which would be supported.

The charging point has been installed now for 5 years, all the neighbors are aware we have a charging point (two electric cars and early adopters) and no complaints ever received.

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? (Please select only one)

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has pre-application advice been sought from the local planning authority about this application?

- ☒ Yes
☐ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

Authority Employee/Member

With respect to the Authority, is the applicant 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**

Do any of these statements apply to you?

- ☐ Yes
- ☒ No

Ownership Certificates

Planning (Listed Buildings and Conservation Areas) (Wales) Regulations 2012

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Are you the sole owner of ALL the land?

- ☒ Yes
- ☐ No

Certificate A

Certificate Of Ownership - Certificate A

I certify/the applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least seven years left to run) of any part of the land or building to which the application relates.

Person Role

- ☒ The Applicant
☐ The Agent

Title

First Name

Surname

Declaration Date

☒ Declaration made

Declaration

I / We hereby apply for Listed building consent 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

Date