

Application for Approval of Reserved Matters following outline approval

NATIONAL REQUIREMENTS

- **Completed application form** or application in writing containing sufficient information to enable the authority to identify the outline planning permission in respect of which it is made (1 copy to be supplied unless the application is submitted electronically)
- **Such particulars as are necessary to deal with the matters reserved** in the outline planning permission
- **Such plans and drawings as are necessary** (1 copy to be supplied unless the application is submitted electronically) to deal with the matters reserved in the outline planning permission. **Please see local requirements for specifics.**
- **The appropriate fee**
Found on our web pages:
<https://www.fenland.gov.uk/planningforms>

LOCAL REQUIREMENTS

- **All Plans:**

For the avoidance of doubt, 'Do not scale' quoted on plans will not be accepted

- Site plan (e.g. at a scale of 1:100 or 1:200 showing the access, proposal, all site boundaries and position of all surrounding buildings)
- Existing and proposed elevations in full (e.g. at a scale of 1:50 or 1:100) if not committed at outline stage
- Existing and proposed floor plans in full (e.g. at a scale of 1:50 or 1:100) if not committed at outline stage
- Existing and proposed site sections, finished floor levels and site levels (e.g. at a scale of 1:50 or 1:100) for Major residential applications, if not committed at outline stage
- Proposed roof plans for all applications involving extensions and/or changes to roof forms (e.g. at a scale of 1:50 or 1:100) if not committed at outline stage

Please note: An existing roof plan may be required for complex roof structures and might be asked for during the determination of the application.

- Street scene plan - A plan showing the street scene at a scale of 1:200 for any proposals affecting the street scene e.g.. new dwellings, if not committed at outline stage

Policy Driver: Policies LP2, LP14 and LP16 of the Fenland Local Plan 2014.

- **Plot schedule**

Required for major residential developments.

i.e.

Plot 1 – house type B

Plot 2 – House type A

Etc.

Reason: To allow full assessment on the context of the local plan

- **Fire Statements :**
Required for two or more dwellings or educational accommodation **and** meet the height condition: 18m or more in height, or 7 or more storeys

Form:

[Planning application and fire statement forms: templates - GOV.UK](https://www.gov.uk/guidance/planning-application-and-fire-statement-forms-templates)
(www.gov.uk)

Policy driver: DMPO 2015 as amended

- **Other requirements relating to conditions and or S106 agreement**
Any other requirements conditioned on the outline permission or S106 agreement that specifically state they need to be provided with the Reserved matters application, must be submitted