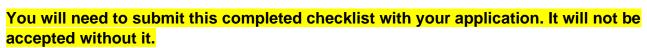
## **Full Planning Application (Major) Validation Checklist**

Complete this checklist and submit it with your application to develop:

- 10 or more dwellings
- Dwellings on a site of 0.5 hectares or more where the number of dwellings is not known
- Creating floorspace of 1,000 sqm or more
- Sites of 1 hectare or more



Guidance and information on the drawing and documents listed below can be found in the Validation Guide.

## **National requirements**

Requirement	Included - Y/N	If No, short statement why detail is not required
Completed application form, signed and dated		
Completed Ownership Certificate (A, B, C or D as appropriate) – within application form		
Correct application fee		
Location Plan		
Proposed Site/Block Plan		
Existing and Proposed Elevations		
Existing and Proposed Floor Plans		
Existing and Proposed Roof Plans		



Site sections and finished floor and site levels	
Design and Access Statement	
Fire Statement Where development contains two or more dwellings or educational accommodation and are 18m or more in height, or 7 or more storeys	
Biodiversity Net Gain Statement	

## **Local List Requirements**

In addition to the national requirements set out above, the following information may also be required and this is dependent on the particulars of your application and proposal.

Please see <u>Planning application: what you need for a planning application | Central Bedfordshire</u> <u>Council</u> for further advice on the information which may need to be submitted with your application.

Requirement	Included - Y/N	If N short statement why not required
Completed Ecology and Trees Checklist		
(link to checklist)		
(This should be completed for all applications and will identify if further documents required)		
Ecology Report		
Required if identified as requirement in Ecology and Trees Checklist		
Tree Report		
Required if identified as requirement in Ecology and Trees Checklist		
Biodiversity Completed Metric		
Draft Biodiversity Net Gain Plan		
Flood Risk Assessment (site-specific)		
Required for the following:  • If any part of the development is located within flood zones 2 or 3		

If the site area is larger than 1 hectare and is located in flood zone 1.	
To check which flood zone your site is in visit  Flood map for planning - GOV.UK (flood-map- for-planning.service.gov.uk)	
Heritage Statement	
Required for the following:  All Listed Building applications  Planning applications affecting any of the following, or their setting:  Listed buildings  Conservation areas  Scheduled ancient monuments  Registered parks and gardens  Non-designated heritage assets  To check whether any of the above constraints	
apply visit My Central Bedfordshire - Central Bedfordshire Council	
Sustainability Statement	
For guidance on requirements of Sustainability Assessments please see Section 8.3 of the Validation Guide	
Transport Statement/ Assessment	
Any proposal which meets or exceeds the thresholds within the Council's Guidance on Transport Statements and Assessments (or if advised during pre-application stage)	
To check whether this is a requirement for your development please use the guidance set out on our website  Highways development management   Central Bedfordshire Council	