# PLANNING APPLICATION

**For office use only**

Application No. H20/1231/02 CO6

Date Registered 12 NOV 2002

Please complete in block letters

**NAME AND ADDRESS OF APPLICANT**

(1)
[illegible]
[illegible] 2
[illegible] STREET
[illegible], SPALDING, LINCS
[illegible] 7LF.

Tel No. 01406 426704

**NAME AND ADDRESS OF AGENT**

(If form completed by agent)

Tel. No.
(Personal contact name)

Please complete in block letters

**FULL POSTAL ADDRESS OF THE APPLICATION SITE**

BRIDGE HOUSE FARM, CLIPPOIS BRIDGE,
SUTTON ST JAMES, SPALDING, LINCS PE12 0EZ

Please complete in block letters

**DESCRIPTION OF PROPOSED DEVELOPMENT**

CHANGE OF USE FROM AGRICULTURAL (REDUNDANT FARM BUILDINGS) TO GENERAL INDUSTRIAL (B2) - STEEL FABRICATIONS AND ASSOCIATED OFFICES

Please complete

Attach * Four copies of all plans
* an ownership certificate (see back page)
* a fee of
If any question to fee is payable provide a written explanation instead.

Signed [signature] Date 02/10/02

Previous application No

Please tick **one** box and answer the extra questions under that section.

**2. TYPE OF APPLICATION**

This is a **full** application for change of use and/or new building work: ✓ → Now complete Parts 3 4 and 5 and an Ownership Certificates

or This is an **outline** application

Please state Site Area Hectares

Please tick **any** box where you are including details which you wish to be considered as part of this application.

Siting Design External Appearance

Means of Access Landscaping

Now complete Parts 3 and 5 and an Ownership Certificate.

or This is a **reserved matters** application.

A. Please state Reference Number of outline permission.
B. Please state which reserved matters are dealt with in this application.
Now complete Part 4 only

or This is an application for **renewal** of temporary permission or **continuation** without complying with planning condition.

A. Please state reference Number of previous permission
B. Please state Condition Number referred to
Now complete an Ownership Certificate

or This is an application for **modification** of a condition on a planning permission which has not yet been implemented.

A. Please state Reference Number of previous permission
B. Please state Condition Number referred to
C. Please state variation required
Now complete an Ownership Certificate.

## TYPE OF DEVELOPMENT

3. A. Please state whether the proposal involves (tick one or more boxes)

| | | |
|---|---|---|
| (i) New Dwelling(s) | | If so, how many: |
| (ii) Other new building | | |
| (iii) Alterations or extension | | |
| (iv) Change of use | ✓ | |

4. A. Please state site area (in all cases): 52 ~~47~~ hectares
   B. If building works are proposed, please state total floor space to be created: sq. metres
   C. Please state size of any new structure: (i) Max. height: metres; (ii) Max. width: metres; (iii) Max. length: metres
   D. Please state type and colour of materials (including walls & roof):
   E. Please state type and colour of roofing materials:
   F. Has a survey of the site been undertaken? State Yes or No: No.

## 5. GENERAL INFORMATION Please complete each section

**EXISTING USES**
Please state existing or, if vacant, the last use(s) of site: AGRICULTURAL

**ACCESS TO ROADS (VEHICULAR AND PEDESTRIAN)** Please tick one box

| | | |
|---|---|---|
| A. There will be no new access to a public road and no change to any existing access to a public road | ✓ | |
| or | | |
| B. There will be a new or altered access to a public road | | ➡ If so, name of road: Will there be: Individual access(es) ☐ New estate road ☐ |
| C. What provision will be made for garages or parking within the site? | SEE BLOCK PLAN. | |

**TREES** Please tick one box

| | | |
|---|---|---|
| A. The proposal does not involve the felling of any trees | ✓ | |
| B. The proposal does involve the felling of one or more trees | | ➡ If so, please show details on plans. |

**DRAINAGE** Please complete

A. Please state how surface water will be disposed of:
B. For estate developments, please state how highway surface water will be disposed of:
C. Please state whether a land drain will be affected:
D. Foul sewerage will be disposed of to:
Mains sewer ☐ Cesspool ☐ Septic tank ✓

**PLEASE COMPLETE IN ALL CASES**

| | Please state Yes or No | |
|---|---|---|
| The proposal is in connection with aquaculture | No | ➡ If so, **please give details in Part 6** |
| The proposal affects a listed building | No | |
| The proposal affects a public right of way | No | |
| The proposal is known to affect contaminated or filled land | No | |
| The proposal is for industrial, warehousing, offices, shopping or similar commercial purposes | ✓ | ➡ If so, **please complete Part 7** |
| In cases where a statutory consultation will be required, please state whether you have sent a copy of the application to the consultee yourself. If yes, please give date sent | N/A | ➡ Date: Consultee(s) |
| Is this application related to a previous submission? | No. | ➡ Application No. |

## 6. ANY OTHER INFORMATION Please add any details you wish in support of your application.

Continue on separate sheet if necessary

Power Weld

*Specialists in:*

STEEL FABRICATION

**Unit 2, Station Street, Holbeach, Lincs. PE12 7LF**
**Telephone 01406 426704**
**FAX 01406 422899**

**RE: Proposed Plans**

We moved to Unit 2, Station Street, Holbeach in 1994, where we continue to trade as Power Weld Steel Fabrications. Although the nature of our business has remained much the same since this time, over the last eight years we have concentrated on successfully increasing the volume of work which we undertake, reaching a stage where we have outgrown both workshop size and storage area at this location.

In view of this we have been actively seeking alternative general industrial premises over the last three years, unfortunately finding nothing available locally.

We have therefore been looking for an alternative and have been successful in finding a redundant agricultural building for sale (as current application), which would satisfy our workshop, office and storage space requirements. As the buildings are redundant, the reuse of them will not require new buildings elsewhere. The additional benefit, as attached block plans show, being that the proposed new site adjoins to my own residential premises, which would enable us to keep security measures to a minimum.

The proposed new site is sustainable in that the majority of our employees all live locally and it is likely to involve less travelling for the workforce.

Finally, we would like to mention that there are no residential premises in close proximity to the proposed new site.

We hope that our application can be looked upon favourably, enabling us to maintain our volume of employees and work for the future.

SHDC
& Development
1 NOV 2
1231/02
Rec

Graham Jermany
Partner

## 7. INDUSTRIAL, WAREHOUSING, OFFICES OR SHOPS Please complete if appropriate

Please tick **one** box and complete B if necessary

A The proposal does not involve any alteration in existing floorspace ☐

B The proposal involves the creation of or an alteration in total **gross** floorspace ☒ ➡ SEE ATTACHED PLANS.

Proposed total gross floorspace sq. m. Previous total gross floor space sq. m.

This new total includes the following net floorspace

Retail sq. m. Office sq. m. Industrial sq. m. Warehousing sq. m.

Other sq. m. ➡ If so, please state use(s)

| | Office Staff | Industrial staff | Other staff |
|---|---|---|---|
| How many of each industrial and other staff will be employed on the site as a result of the development proposed? If you have existing premises on the site, how many of the employees will be new staff? | 3 | 15 | — |
| If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected | STAFF NOS AS ABOVE ARE TRANSFERRED FROM PRESENT PREMISES AT ROCHESTER WAY, STANLEY STREET, WOOLWICH. | | |
| In the case of industrial development, give a description of the processes to be carried out and of the end products and the type of plant or machinery to be installed. | STEEL FABRICATORS - STAIRCASES, BALUSTRADES ETC. MACHINERY - BRAKE PRESS, GUILLOTINE, WELDERS, GRINDERS, SANDERS ETC. | | |
| If the proposal forms a stage of a larger scheme for which planning permission is not at present sought, please give what information you can about the ultimate development | N/A. | | |
| Is the proposal related to an existing use on or near the site? State Yes or No. If so, please explain the relationship | NO. | | |
| Is this a proposal to replace existing premises in this area or elsewhere which have become obsolete, inadequate or otherwise unsatisfactory? State Yes or No. If so, please give details including gross floor area of such premises and state your intentions in respect of those premises | YES. SEE ATTACHED LETTER | | |
| What provisions have been made for the parking, loading and unloading of vehicles within the curtilage of the site? (Please show the location of such provision on the plans and distinguish between parking for operational needs and other purposes) | DESIGNATED AREAS (SEE BLOCK PLAN) | | |
| What is the estimated vehicular traffic flow to the site during a normal working day? (Please include all vehicles except those used by individual employees driving to work) | 1 x HGV STEEL DELIVERY LORRY } APPROX.<br>1 x REPRESENTATIVE CARS } 5 | | |
| What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse? | SKIP FOR STEEL OFFCUTS COLLECTED MONTHLY<br>DUSTBIN FOR GENERAL RUBBISH COLLECTED WEEKLY. | | |
| Will the proposed use involve the use of storage of any hazardous materials? State Yes or No. If yes, you may need to apply for Hazardous Substances Consent | NO. | | |
| What provision is being made for access to premises for the disabled? | ALL GROUND FLOOR AREA, WITH APPROPRIATE SIZE ACCESS DOORS & RAMPS OTHERWISE NECESSARY | | |

SEE ATTACHED LETTER.

# OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SEC NS.

1. **APPLICANT'S INTEREST**
Please state interest in site (e.g. owner, prosp. purchaser)
(Please remember to indicate on the location plan any other land under your control).

PROSPECTIVE PURCHASER

2. **OWNERSHIP OF THE SITE**

This certificate is to make sure that the owners of land are aware of applications made on it.

If the applicant is the **sole owner of the whole site,** complete **Certificate A**.
In **any other case** (i.e. if the applicant is a prospective purchaser, or a tenant, or a joint owner, or the sole owner of only part of the site) then you must give notice to all other owners, and complete **Certificate B.** (An "owner" is a person having a freehold interest, or having a leasehold interest where seven years or more remains unexpired). If you are unable to trace the owner, please contact the Planning Office as a different certificate will be required.

**Certificate A** Nobody except the applicant was an owner of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.

Signed .....(Applicant / Agent) Date .....

**Certificate B** The applicant has given the required notice to everyone else who were owners of any part of the land to which the application relates at the beginning of the period of 21 days ending with the date of the accompanying application.
Owner's Name: D.R WATERS & SON
Address of owner at which notice was served:. CLARKS HILL, GEDDEY END, SPALDING LINCS, PE12 0DQ.
State Date notice served: 27/9/02.

Signed [signature] (Applicant / ~~Agent~~) Date 02/10/02

3. **AGRICULTURAL HOLDINGS CERTIFICATE**

If the land is not in agricultural use complete Certificate 1.
If the land is agricultural, but farmed by the owner and there is no agricultural tenant, complete Certificate 1.
If the site does relate to an agricultural holding, you must give notice to the tenant, and complete Certificate 2. If you are the sole agricultural tenant yourself, sign certificate 2 but insert 'not applicable' in the tenant details.

**Certificate 1** None of the land to which the application relates is or is part of any agricultural holding.

Signed [signature] (Applicant / ~~Agent~~) Date 02/10/02

**Certificate 2** The applicant has given the required notice to every other person who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates.
Tenant's Name:
Address of tenant at which notice was served: State Date notice served:

Signed .....(Applicant / Agent) Date .....