PLANNING APPLICATION

For office use only

Application No. H19/0134/03

Date Registered 07 FEB 2003

Please complete in block letters

NAME AND ADDRESS OF APPLICANT

Mr. A. KEELING
ELSOMS (SPALDING) Ltd
SPALDING
LINCOLNSHIRE
PE11 1QG

Tel. No. 01775 715000

NAME AND ADDRESS OF AGENT

(if form completed by agent)

ARCTICA
14 BARN HILL
STAMFORD
LINCS. PE9 2AE

Tel. No. 01780 758575

(Personal contact name) J. ARMSTRONG

Please complete in block letters

FULL POSTAL ADDRESS OF THE APPLICATION SITE

TRIALS FIELD
NORTH OF WARDENTREE LANE
SPALDING, LINCS. PE11 3

URBAN TILE TF2525NE
EASTING 525,690
NORTHING 325,798
LAND PARCEL 6980

Please complete in block letters

DESCRIPTION OF PROPOSED DEVELOPMENT

NEW OFFICES, SEEDS PROCESSING, LABORATORIES & ASSOCIATED WAREHOUSING - USE CLASSES B1, B2 & B8.

Please complete

I attach * Four copies of all plans
* an ownership certificate (see back page)
* a fee of £11,000 (If you consider no fee is payable include a written explanation instead.)

Signed ..... Date 9 Feb 2003

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 works	✓	→ 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 Dwellings		If so, how many:
(ii) Other new buildings	✓	
(iii) Alterations or extension		
(iv) Change of use	✓	

4. A. Please state site area (in all cases)	2·4	hectares
B. If building works are proposed, please state extra floor space to be created:	4850	sq. metres
C. Please state size of any new structure:- (a) max. height:	12	metres
(b) max. length:	73	metres
(c) max. width:	46	metres
D. Please state type and colour of materials for facing external walls:	METAL CLADDING - WHITE	
E. Please state type and colour of roofing materials	METAL CLADDING - GREY	
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 SEED TRIALS.

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

A. There will be no new access to a public road and no alteration 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?

CAR PARKING AS PLANS

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: TO EXISTING DRAIN

B. For estate developments, please state how highway surface water will be disposed of: N/A

C. Please state whether a land drain will be affected: YES

D. Foul sewerage will be disposed of to:

Mains sewer ✓ Cesspool Septic tank

PLEASE COMPLETE IN ALL CASES

	State Yes or No	
The proposal is in connection with agriculture	YES	➡ 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	YES	➡ 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.	NO ➡	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.

SEE SEPARATE STATEMENT.

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 ☑ ⬇

Proposed total gross floorspace: 4850 sq. m. | Previous total gross floor space: sq. m.

This new total includes the following net floorspace:

Retail: — sq. m. | Office: 900 sq. m. | Industrial: 1420 sq. m. | Warehousing: 1420 sq. m.

Other: 1110 sq. m. ➡ If so, please state use: LABORATORIES / TREATMENT AREAS.

	Office Staff	Industrial staff	Other staff
How many office, 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?	20	10	30
If you propose to transfer staff from other premises please give details of the numbers involved and of the premises affected.	60 FROM EXISTING SITE.		
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.	SEED RESEARCH & DEVELOPMENT, SEED TRIALS AND GROWING, SEED TREATMENT & PACKAGING, STORAGE & SALES.		
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.	NOT APPLICABLE.		
Is the proposal related to an existing use on or near the site? State Yes or No	YES		
If so, please explain the relationship	LABORATORIES, TREATMENT PROCESSES AND OFFICES RELATED TO THE FIELD SEED TRIALS AREAS.		
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	YES		
If so, please give details including gross floor area of such premises and state your intentions in respect of those premises	CHANGE OF USE TO HOUSING (SUBJECT TO SEPARATE PLANNING APPLICATION)		
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.	ALL AS INDICATED OF THE APPLICATION DRAWINGS.		
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)	APPROX 50 VEHICLES/DAY.		
What is the nature, volume and proposed means of disposal of any trade effluents or trade refuse?	AS EXISTING FROM RELOCATED SITE.		
Will the proposed use involve the use of storage of any hazardous materials? State Yes or No	YES — If yes, you may need to apply for Hazardous Substances Consent		
What provision is being made for access to premises for the disabled?	ALL IN ACCORDANCE WITH PART M OF THE BUILDING REGULATIONS.		

OWNERSHIP CERTIFICATES

PLEASE COMPLETE ALL THREE SECTIONS.

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:
Address of owner at which notice was served:
HAMBLETON INVESTMENT Ltd
C/o MESSRS LONGSTAFF & CO
5 NEW ROAD
SPALDING, LINCS, PE11 1BS

State Date notice served:
4 FEB 2003

Signed ..... ~~(Applicant~~ / Agent) Date 5/2/03

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

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:
ELSOMS SEEDS Ltd
SPALDING
LINCS PE11 1QG.

State Date notice served:
4 FEB 2003.

Signed ..... ~~(Applicant~~ / Agent) Date 5/2/03