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Ref: 3221-17

CHANGE OF USE FROM NURSERY TO RESIDENTIAL ANNEXE
HOME FARM
MILLGATE
WHAPLODE ST CATHERINE
SPALDING
LINCS
PE12 6RY

FOR

MR & MRS C ROUT

PLANNING, DESIGN & ACCESS STATEMENT

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Ref: 3221-17

CHANGE OF USE FROM NURSERY TO RESIDENTIAL DEVELOPMENT
HOME FARM
MILLGATE
WHAPLODE ST CATHERINE
SPALDING
LINCS
PE12 6RY

This application is to acquire Planning Permission to change the use of a former children's nursery to a residential annexe in conjunction with Home Farm for the benefit of Mr & Mrs C Rout and their family.

Button Moon Nursery was established in 2008 in a premises in Spalding and moved to Home Farm, Whaplode St Catherine in 2010 by Mrs S Rout and over the years employed two further ladies to look after the 9 children which OFSTED certified.

Due to an unfortunate set of circumstances the nursery has been forced to close, the uncertainty of the potential future use of the adjoining land to the nursery has really become a stumbling block over the Spring/Summer when people are usually confirming placements and has meant that they have no children for the foreseeable future.

Meetings with OFSTED have taken place after the village exposure to applications on the adjacent land which meant an agreement to close the nursery. Mrs Rout is now fully employed along with the two other staff, which have been able to stay in childcare.

The building is now empty and un-used and the family feel they will be able to benefit from this by changing the use to an annexe with their growing family.

The annexe will be used by their oldest children to enable study time and sleep overs with friends and family being used in conjunction with the host dwelling Home Farm.

The client is happy to agree to a Section 106 tying the building to the host dwelling, access to the building is off the only access to Hone Farm.

G R Merchant
November 2017