



Northumberland County Council

County Hall, Morpeth, Northumberland, NE61 2EF

For official use only	
Application No:	
Received Date:	
Fee Amount:	
Paid by/method:	
Receipt Number:	

Application to determine if prior approval is required for a proposed: **Erection, Extension or Alteration of a Building for Agricultural or Forestry use**

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 6

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Windy Hill Farm

Address Line 1

U8074 Channel Wells Junction To Dipton Mill Junction

Address Line 2

Address Line 3

Northumberland

Town/city

Hexham

Postcode

NE46 2JU

Description of site location must be completed if postcode is not known:

Easting (x)

392017

Northing (y)

560927

Description

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

**** REDACTED ****

Secondary number

Fax number

Email address

**** REDACTED ****

Agent Details

Name/Company

Title

Miss

First name

K

Surname

Proctor

Company Name

YoungsRPS

Address

Address line 1

YoungsRPS

Address line 2

Priestpople

Address line 3

Town/City

Hexham

County

Country

United Kingdom

Postcode

NE46 1PS

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

The Proposed Building

Please indicate which of the following are involved in your proposal

- A new building
 An extension
 An alteration

Please describe the type of building

The proposed is one new agricultural building is for the housing of livestock. The building will be constructed from a steel portal frame with concrete panel walls, box profile tin cladding to the eaves, under a box profile tin sheeted roof with skylights. The building will be adjoining onto an existing agricultural building. The western elevation, eastern elevation and southern elevation will be closed. The northern elevation will include two galvanised steel gates for access. The pitch of the building will run north to south.

Please state the dimensions of the building

Length

64

metres

Height to eaves

4.98

metres

Breadth

15

metres

Height to ridge

8.24

metres

Please describe the walls and the roof materials and colours

Walls

Materials

Concrete Panel Walls
Box Profile Tin Cladding/Sheeting

External colour

Concrete Panel Walls - Concrete/Natural Grey
Box Profile Tin Cladding/Sheeting - Green

Roof

Materials

Box Profile Tin Cladding/Sheeting
Skylights

External colour

Box Profile Tin Cladding/Sheeting - Green
Skylights - Clear Perspex

Has an agricultural building been constructed on this unit within the last two years?

- Yes
 No

Would the proposed building be used to house livestock, slurry or sewage sludge?

- Yes
 No

If Yes, will the building be more than 400 metres from the nearest house excluding the farmhouse?

- Yes
 No

Would the ground area covered by the proposed agricultural building exceed 1000 square metres?

- Yes
 No

Please note: If the ground area covered exceeds 1000 square metres it will not qualify as Permitted Development and an application for Planning Permission will be required.

Has any building, works, pond, plant/machinery, or fishtank been erected within 90 metres of the proposed development within the last two years?

- Yes
 No

The Site

What is the total area of the entire agricultural unit? (1 hectare = 10,000 square metres)

224.4

Scale

Hectares

What is the area of the parcel of land where the development is to be located?

1 or more

Hectares

How long has the land on which the proposed development would be located been in use for agriculture for the purposes of a trade or business?

Years

100

Months

12

Is the proposed development reasonably necessary for the purposes of agriculture?

- Yes
 No

If yes, please explain why

The proposed building is necessary for the purposes of agriculture as well as being vital for the current farming system at Windy Hill Farm. To ensure the viability of the farming business at Windy Hill Farm expansion is required. The number of cattle have increased on the holding in recent years and they will continue to as the business grows. The need for the business to grow is not only for profitability but also the applicants son will start to work on the holding full time and will wish to take a wage from the business, therefore expansion is necessary to ensure this family business remains operational.

Due to the increase in number additional housing is required especially during the winter months as it is not suitable to leave livestock out on the grassland as the poaching caused by livestock can cause a significant amount of the damage to the land. Therefore, there is a need for additional housing for animal welfare and to protect the land/environment during the winter months. There is not enough suitable livestock housing to accommodate the livestock which occupy the land which is farmed as part the farming business at Windy Hill Farm to not only house livestock but to allow access for modern machinery for feeding, bedding and day to day animal husbandry tasks.

Is the proposed development designed for the purposes of agriculture?

- Yes
 No

If yes, please explain why

Yes, the building and the structure has been designed to house livestock but to also allow access for modern agricultural machinery.

Does the proposed development involve any alteration to a dwelling?

- Yes
 No

Is the proposed development more than 25 metres from a metalled part of a trunk or classified road?

- Yes
 No

What is the height of the proposed development?

8.2

Metres

Is the proposed development within 3 kilometres of an aerodrome?

- Yes
 No

Would the proposed development affect an ancient monument, archaeological site or listed building or would it be within a Site of Special Scientific Interest or a local nature reserve?

- Yes
 No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- The agent
 The applicant
 Other person

Declaration

I / We hereby apply for Prior Approval: Building for agricultural/forestry use as described in this form and accompanying plans/drawings and additional information. I / We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine options of the persons giving them. I / We also accept that: Once submitted, this information will be transmitted to the Local Planning Authority and, once validated by them, be made available as part of a public register and on the authority's website; our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Katie Proctor

Date

23/01/2023