

Your ref: 1548 1 RJCD MAG
Our ref: PP-11986164

07 March 2023

Economy and Place Director
North Kesteven District Council
Kesteven Street
Sleaford
NG34 7EF

32 High Street, Helpringham,
Sleaford, Lincolnshire NG34 0RA
Tel: 01529 421646
Email: admin@rdc-landplan.co.uk
Web: www.rdc-landplan.co.uk

Dear Sir

**AFS DEAN LIMITED
PRIOR APPROVAL FOR PROPOSED NEW GRAIN STORE
WATERLOO FARM, WILSFORD, GRANTHAM, NG32 3NZ**

We are instructed to apply for a determination as to whether the prior approval of your authority will be required as to the siting, design and external appearance of a proposed new grain store building at Wilsford pursuant to Schedule 2, Part 6 Class A of The Town and Country Planning (General Permitted Development) (England) Order 2015.

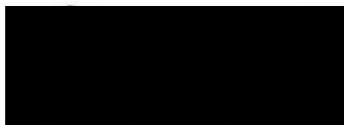
The need for the new store is due to the loss of a building elsewhere on the farm following a fire. The replacement building is proposed next to the existing grouping of farm buildings at Waterloo Farm, where it will complement those other buildings in close proximity to the main farming operation.

The new building will be constructed using steel work with grey concrete retaining walls for the lower part (shown by horizontal lines on the drawing 1548-1_PL_GA01) with the upper wall and roof constructed in cement fibre sheeting.

In respect of the criteria to determine whether the proposal is permitted by Class A, the proposal is on land that is larger than 1 hectare in area, development under Class Q or S of Part 3 (changes of use) has not been carried out within a period of 10 years, no dwelling is included, it is designed for agricultural purposes, the ground area covered will not exceed 1,000 square metres, no part of the building is within 3 kilometres of the perimeter of an aerodrome (the perimeter of Barkston aerodrome is 3.02km away when measured on Google Earth), the building will not exceed 12 metres in height, no part of the development would be within 25 metres of a metalled part of a classified road, the building will not be used for livestock or slurry and it does not relate to fish farming or renewable energy.

We look forward to receiving confirmation that prior approval is not required so that work can commence immediately on the replacement farm building.

Yours faithfully



Robert J/C Doughty MRTPI



town planning



landscape architecture



architecture

@RobertDoughtyConsultancy
 @RDC_Ltd
 robert-doughty-consultancy-limited

Robert Doughty Consultancy Limited
Registered in England No. 4084500
VAT Reg No. 364 7780 17