



East Herts Council
 Wallfields, Pegs Lane
 Hertford, Herts
 SG13 8EQ
 Tel: 01279 655261

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

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

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

Alice

Surname

Clark

Company Name

FWAG East

Address

Address line 1

FWAG East, Church Farm

Address line 2

Maris Lane

Address line 3

Trumpington

Town/City

Cambridge

County

Cambridgeshire

Country

United Kingdom

Postcode

CB2 9LG

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 installation of two above-ground storage tanks and filters on existing hardstanding immediately adjacent to an existing agricultural building. No changes to the existing building will be made, nor will any new buildings be erected.

Please state the dimensions of the building

Length

5.2

metres

Height to eaves

2.8

metres

Breadth

5.2

metres

Height to ridge

2.8

metres

Please describe the walls and the roof materials and colours

Walls

Materials

No existing walls are being altered nor new walls being built
The rainwater tanks are constructed from polyethylene.

External colour

No existing walls are being altered nor new walls being built
The rainwater tanks are black.

Roof

Materials

N/A

Not applicable - no existing roofs are being altered nor new roofs being built

External colour

N/A

Not applicable - no existing roofs are being altered nor new roofs being built

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

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)

125.2

Scale

Hectares

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

Less than 0.4

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

80

Months

0

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

- Yes
 No

If yes, please explain why

Pollution pressures in the area for the waterbodies are phosphates, surface water pesticide and NVZ's and the yard sits within a drinking water safeguard zone for surface water and drinking water source protection Zone III - Total Catchment. The waterbodies Fiddlers Brook and Stort (and navigation Harlow to Lee) all receive water from the land parcel/yard. These tanks will help improve water quality by controlling the source and the movement of pollutants as identified within the NCA statement of priorities for this area. These options will greatly help prevent diffuse water pollution. The water will also be available for agricultural use and therefore improve the sustainability of the farm's agricultural operations.

Is the proposed development designed for the purposes of agriculture?

- Yes
 No

If yes, please explain why

The yard and buildings are a purpose-built agricultural area, and the improvements proposed will enable the farm to better manage/avoid any potential pollutants entering the watercourses, while continuing to perform tasks required to carry out routine agricultural activities and increasing sustainability.

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?

2.8

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 opinions 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

Alice Clark

Date

22/05/2023