APPLICATION NO:

AG/2000/2506

LOCATION: farms

Luff ~~Developments~~ Ltd Ashridgewood Farm Warren House Road, Wokingham.

APPLICANT:

Luff Farms Ltd

APPROVED

PROPOSAL:

Proposed erection of grain store for agricultural use.

EARLIEST DATE FOR DECISION:

APPLICATION WILL HAVE EXPIRED ON:

10/11/2000

SE OFFICER: **Emy Circuit** 28 DAYS

(EXC)

WOKINGHAM DISTRICT COUNCIL

TOWN AND COUNTRY PLANNING ACTS

Notification of Approval of Permission

Luff Farms Ltd
C/O Andrews Kalik Assoc
The Studio
101 London Road
Reading
Berks RG1 5BY

Application Number: AG/2000/2506

Parish: **HURST**

Location: **Luff Developments Ltd Ashridgewood Farm, Warren House Road, Wokingham.**

Proposal: **Proposed erection of grain store for agricultural use.**

The Wokingham District Council in pursuance of their powers under the above Acts and Regulations hereby **Approve Permission** for carrying out the above development in accordance with the application and the accompanying plans submitted to the Council subject to compliance with the following conditions, the reasons for which are specified hereunder.

Condition
1. No development shall take place until there has been submitted to and approved in writing by the Local Planning Authority a scheme of landscaping, which shall include indications of all existing trees and hedgerows on the land, and details of any to be retained, together with measures for their protection in the course of development; the approved landscaping scheme (with the exception of planting, seeding and turfing) shall be implemented prior to the occupation of any of the building(s) hereby approved and retained.

Condition
2. All planting, seeding or turfing comprised in the approved details of landscaping shall be carried out in the first planting and seeding seasons following the occupation of the buildings or the completion of the development, whichever is the sooner; and any trees or plants which within a period of 5 years from the completion of the landscaping die, are removed or become seriously damaged or diseased shall be replaced in the next planting season with others of similar size and species.

Condition
3. No part of any building(s) hereby permitted shall be occupied or used until the vehicle parking and turning space herein approved has been provided. The vehicle parking and turning space shall be permanently maintained and used for no other purposes.

Condition
4. The grain store shall not be used until space has been provided within the curtilage for vehicles to turn so that they may enter and leave the site in a forward gear and this space shall thereafter be maintained at all times for this purpose.

Reason
1. In the interests of visual amenity.

Reason
2. In the interests of visual amenity.

Reason
3. To ensure a satisfactory form of development and to avoid adverse impact on the public highway in the interests of highway safety.

Reason
4. In the interests of highway safety and convenience.

Informative
1. This permission relates to the application as amended with revised plan submitted to the Local Planing Authority on 11 January 2001 showing amended siting of the store, closer to the existing complex of farm buildings and does not approve the proposals as originally submitted.

John Mitchell

John Mitchell
Development Control Manager
Date: 06/03/2001

Notice checked by: _____

If this notice grants permission to proceed with the proposal the applicant is reminded that it relates to planning permission only and does not constitute approval under any other legislation including Building Regulations.

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 12 April 2002
My ref: EXC/AG/2000/2506
Your ref: SK/SS/1142

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Kalik

PROPOSED GRAIN STORE AT ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM – APPLICATION NO AG/2000/2506

Thank you your letter of 2 July, regarding landscaping details, to comply with condition 1 of the above consent. I am pleased to inform you that the details shown on drawing No 1142/29 B are considered acceptable.

If you have any queries concerning this matter, please contact me on (0118) 974 6479.

Yours sincerely

Emy Circuit,
Senior Planning Officer, Development Control

TO: **DEVELOPMENT CONTROL**
Emy Circuit

FROM: Environmental Design

DATE: 11 July 2002

Location:	Luff Developments Ltd, Ashridgewood Farm, Warren House Road, Wokingham
Proposal:	Proposed erection of grain store for agricultural use.
Application Number:	AG/2000/2506

In response to your consultation dated 4 July 2002 for the above application, the landscape comments are as follows:

The landscape information as shown on drawing no 1142/29B is now acceptable and the condition can be discharged.

Catherine Brimble

Catherine Brimble
Landscape Architect

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

PLANNING SERVICES	HP 58203
POL	TLS
DC EXC	ENF
APP	
CS	
03 JUL 2002	
COPIES TO	ACK:
	FILE:

PB/JDF/1142

2 July 2002

The Planning Department
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR
fao Ms Emy Circuit

Dear Madam

GRAIN STORE ASHRIDGEWDOOD FARM
APP NO AG/2000/2506

With reference to your letter of 12 April 2002, please find enclosed 3 copies of our revised drawing no 1142/29B. This now has the planting size and density added as requested.

We trust that this will now discharge Condition 1, and look forward to receiving your confirmation of this.

Yours sincerely

P Bragg

cc Mr S Worsfold

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION No. [illegible]
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 12 April 2002
My ref: EXC/AG/2000/2506
Your ref: SK/SS/1142

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Kalik

PROPOSED GRAIN STORE AT ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM – APPLICATION NO AG/2000/2506

Thank you for the revised landscaping details, to comply with condition 1 of the above consent, which were received on 22 March.

I have received comments from the Landscape Officer and the species now proposed are considered acceptable. However, details of the size of the trees and shrubs at time of planting and the planting densities for the Holly are required before the condition can be discharged.

If you have any queries concerning this matter, please contact me on (0118) 974 6479.

Yours sincerely

Emy Circuit,
Senior Planning Officer, Development Control

TO: **DEVELOPMENT CONTROL**
Emy Circuit

FROM: Environmental Design

DATE: 11 March 2002

Location:	Luff Developments Ltd, Ashridgewood Farm, Warren House Road, Wokingham
Proposal:	Proposed erection of grain store for agricultural use.
Application Number:	AG/2000/2506

In response to your consultation dated 26 March 2002 for the above application, the landscape comments are as follows:

The species of the proposed trees and shrubs to be planted are now acceptable, however no information has been provided in relation to the size of the trees and shrubs at time of planting and the planting densities for the holly. This will need to be provided by the applicant.

Catherine Brimble

Catherine Brimble
Landscape Architect

Date: 26 March 2002

To: Case Officer

We have received Details to Comply with Conditions for the following planning application:

Application Number: AG/2000/2506

Location: Luff Developments Ltd Ashridgewood Farm, Warren House Road, , Wokingham.

Proposal: Proposed erection of grain store for agricultural use.

Applicant: Luff Farms Ltd.

Case Officer: Emy Circuit

The new plans show the following: Revised landscaping scheme taking into account Landscape Officer's comments dated 08.02.02. Drawing no: 1142/29A.

Comments are required by 05/04/2002.

Should you have any queries regarding this application please contact the case officer Emy Circuit on (0118) 974 6479.

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AG/2000/0506 (Planaps) / (Ludhouse) Date Rec. 22 March 2002

Location: Ashridgewood Farm, Warren House Road

Parish Hurst.

Applicant:

Description of attached plans Revised landscape scheme taking into account Landscape Officer's comments dated 8 February 2002

Drawing No's: 1142/29A.

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part 1 Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

Drawing No's

1. NK (Landscape & Trees) ☑
2. NK (Env. Design)
3. XA (Highways)
4. NF (Building Control)
5. BC/DC Liaison

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS:

Date for Responses 10 days

FURTHER ACTION

Re-advertise App. Y / (N) (Delete as required)

Redate Application Y / (N) From

New Site Notice Y / (N)

New Description

CASE OFFICER EXC

Consultations Sent by Admin. on 26.03.R5

Yellow - Part One Copy
Green - Officer's Copy

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AG/2000/2506 (Planaps) / (Ludhouse) Date Rec. 22 March 2002

Location: Ashurstwood Farm, Warren House Road

Parish Hurst.

Applicant:

Description of attached plans Revised landscape scheme taking into account Landscape Officer's comments dated 8 February 2002

Drawing No's: 1142/29 A.

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part 1 Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

Drawing No's

1. NK (Landscape & Trees) ☑
2. NK (Env. Design)
3. XA (Highways)
4. NF (Building Control)
5. BC/DC Liaison

A full set of plans will be sent to all consultees *unless particular drawing No's are specified in* the spaces above.

NEIGHBOURS:

Date for Responses 10 days

FURTHER ACTION

Re-advertise App. Y / (N) (Delete as required)

Redate Application Y / (N) From

New Site Notice Y / (N)

New Description

CASE OFFICER EXC

Consultations Sent by Admin. on 26.03.P5

Yellow - Part One Copy
Green - Officer's Copy

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

54512
ES
COPIES TO

SK/SS/1142

21st March 2002

Ms Emy Circuit
Senior Planning Officer
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

PLANS TO MEET CONDITIONS

25061

Dear Ms Circuit,

ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM
PROPOSED ERECTION OF GRAIN STORE

Further to your letter and enclosed report from your landscape architect, we have now revised our drawing to incorporate the comments made by the landscape architect. Please find 3 copies of our amended drawing no. 1142/29A enclosed for your information.

Yours sincerely,

S. Kalik

Encls

cc Mr S Worsfold, Luff Developments Ltd

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION No [illegible]
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 12 February 2002
My ref: EXC/AG/2000/2506
Your ref: SK/JDF/1142

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Kalik

PROPOSED GRAIN STORE AT ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM

Please find enclosed the Landscape Officer's comments omitted from my letter of 8 February.

Yours sincerely

Emy Circuit,
Senior Planning Officer, Development Control

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 8 February 2002
My ref: EXC/AG/2000/2506
Your ref: SK/JDF/1142

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Kalik

PROPOSED GRAIN STORE AT ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM

I write regarding the landscaping scheme, submitted to comply with condition 1 of consent AG/2000/2506. Your letter and the plans were passed to me last week and I apologise for the long delay in responding.

I have consulted the Council's Landscape Officer who does not consider that the proposed scheme is acceptable. A copy of her comments is attached. May I request that you submit a revised scheme, taking the points raised into consideration.

If you have any queries concerning this matter, please contact me on 0118 974 6479.

Yours sincerely

Emy Circuit,
Senior Planning Officer, Development Control

TO: **DEVELOPMENT CONTROL**
Emy Circuit

FROM: Environmental Design

DATE: 8 February 2002

Location:	Luff Developments Ltd, Ashridgewood Farm, Warren House Road, Wokingham
Proposal:	Proposed erection of grain store for agricultural use.
Application Number:	AG/2002/2506

In response to your consultation dated 4 February 2002 for the above application, the landscape comments are as follows:

As the site is located within the countryside, the proposed landscape scheme will need to consist of native species to help integrate the barn in the wider landscape.

Laurel is not a native species and should be replaced with native hedgerow species such as hawthorn, blackthorn, hazel, holly, field maple etc. Silver birch is a native tree, however the only native maple is field maple. The applicant will need to submit a revised drawing to include native shrub species within the scheme and clarify the species of maple to be planted as the submitted landscape plan (drawing no. 1142/29) is not acceptable.

Catherine Brimble

Catherine Brimble
Landscape Architect

Date: 04 February 2002

To: Case Officer

We have received Details to Comply with Conditions for the following planning application:

Application Number: AG/2000/2506

Location: Luff Developments Ltd Ashridgewood Farm, Warren House Road, , Wokingham.

Proposal: *Proposed erection of grain store for agricultural use.*

Applicant: Luff Farms Ltd.

Case Officer: Emy Circuit

The new plans show the following: Landscaping plan. Drawing nos: 1142/29, 1142/27A.

Comments are required by 11/02/2002.

Should you have any queries regarding this application please contact the case officer Emy Circuit on (0118) 974 6479.

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AG/2000/2508 (Planaps) / (Ludhouse) Date Rec. 9 July 2001

Location: Ashridgewood farm, Warren House Road

Parish Hurst

Applicant: Lutt farms Ltd

Description of attached plans Landscaping plan.

Drawing No's: 1142/29, 1142/27A

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part 1 Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS: _____

Drawing No's

1. NK (Landscape & Trees) _____ ✓
2. NK (Env. Design) _____
3. XA (Highways) _____
4. NF (Building Control) _____
5. BC/DC Liaison _____

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS: /

Date for Responses 7 days

FURTHER ACTION

Re-advertise App. Y / (N) (Delete as required)

Redate Application Y / (N) From _____

New Site Notice Y / (N)

New Description _____

CASE OFFICER EXU

Consultations Sent by Admin. on 04.02.05

Yellow - Part One Copy
Green - Officer's Copy

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AG/2000/2508 (Planaps) / (Ludhouse) Date Rec. 9 July 2001

Location: Ashridgewood farm, Warren House Road

Parish Hinsk

Applicant: Luff farms Ltd

Description of attached plans Landscaping plan.

Drawing No's: 1142/29, 1142/27A

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part I Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS: _____

_____

_____

_____

Drawing No's

1. NK (Landscape & Trees) _____ ✓
2. NK (Env. Design) _____
3. XA (Highways) _____
4. NF (Building Control) _____
5. BC/DC Liaison _____

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS: /

_____ Date for Responses 7 days

FURTHER ACTION

Re-advertise App. Y / (N) (Delete as required)

Redate Application Y / (N) From _____

New Site Notice Y / (N)

New Description _____

CASE OFFICER EXU

Consultations Sent by Admin. on 04.02.05

Yellow - Part One Copy
Green - Officer's Copy

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

PMH -
45487
PJH

SK/JDF/1142

6 July 2001

The Planning Department
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

fao Mr P Haran

Dear Sir

PROPOSED ERECTION OF GRAIN STORE FOR AGRICULTURAL USE ASHRIDGEWOOD FARM WARREN HOUSE ROAD WOKINGHAM. APP NO AG/2000/2506

I would refer to your letter of 29 June 2001, requesting information on the landscaping at the above.

Checking through my file, I notice that the information you have requested was sent to you on the 5 April. I am therefore enclosing another copy together with my covering letter.

Yours faithfully

S Kalik

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION No 1645455
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

LB/JDF/1142

5 April 2001

The Planning Department
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

Dear Sirs

PROPOSED ERECTION OF GRAIN STORE FOR AGRICULTURAL USE ASHRIDGEWOOD FARM WARREN HOUSE ROAD WOKINGHAM.

Please find enclosed the landscaping details in accordance with Condition No 1, I would point out that as this is a working farm the landscaping has been designed to this effect.

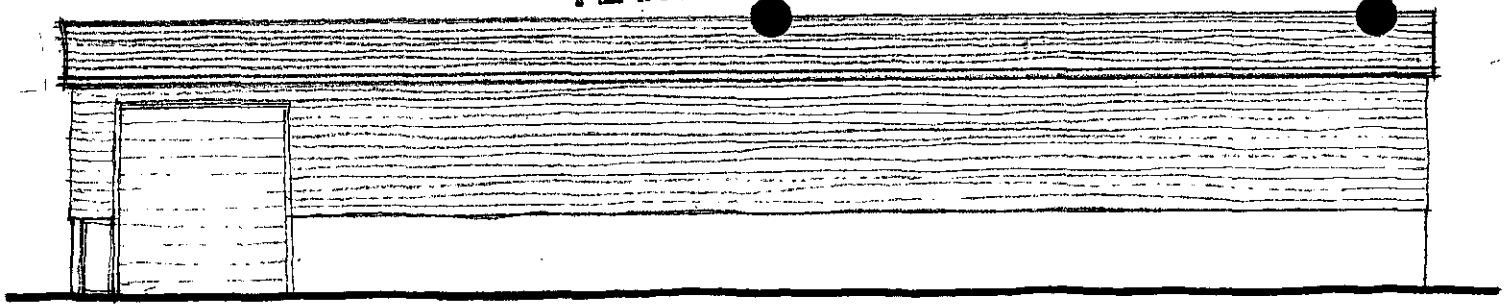
As you are aware, my Client requested the siting of this grain store away from the main area of farm buildings. However, your Authority insisted on its relocation to this more prominent position. It is obvious from its scale and size that it will be rather intrusive and my Client proposes to upgrade the exterior by introducing materials more suited to its new location. Please find enclosed sketch plan indicating the new upgraded exterior.

Please contact the writer if you have any comments or wish to receive material samples.

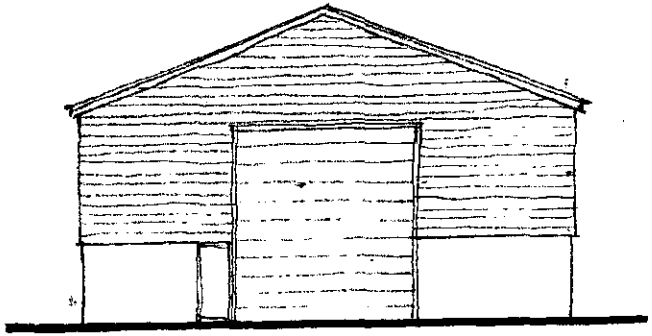
Yours faithfully

L Balorda

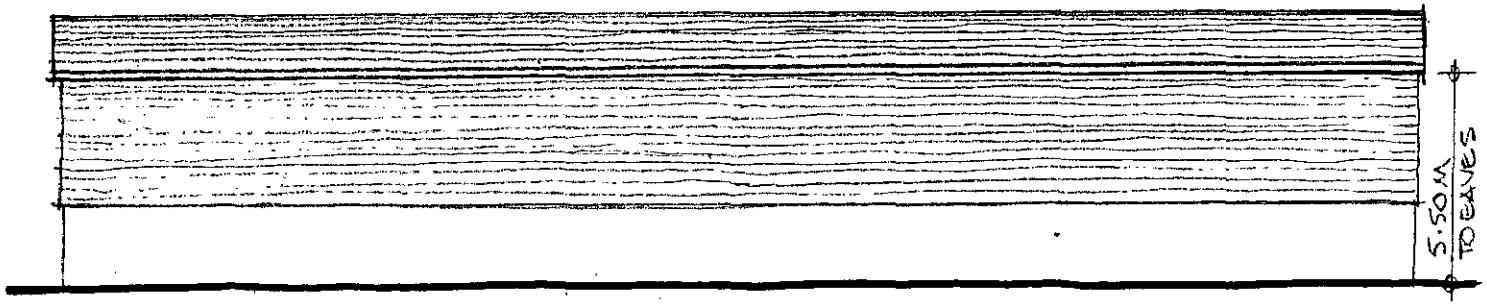
PLANS TO MEET CONDITIONS 2506

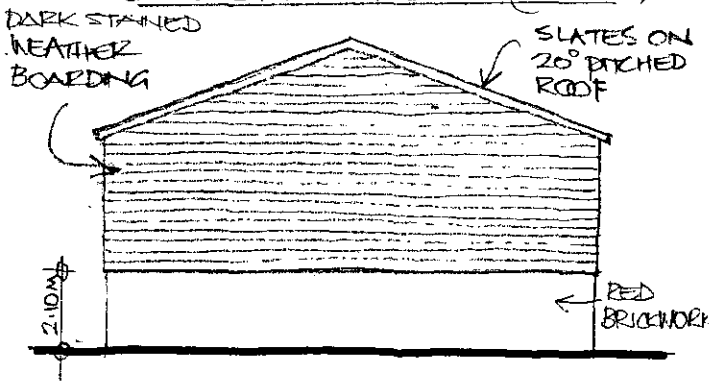


FRONT ELEVATION (EAST)



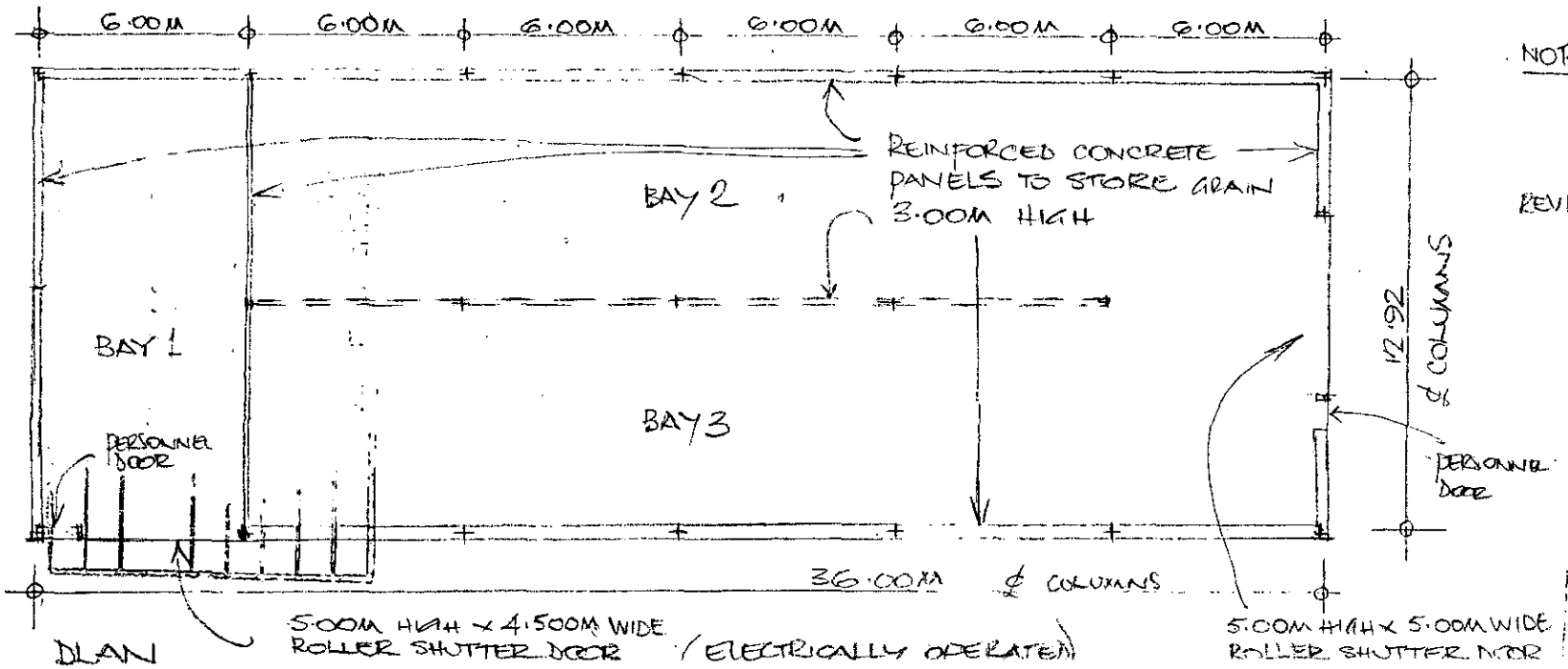
SIDE ELEVATION (NORTH)





REAR ELEVATION (WEST)

SIDE ELEVATION (SOUTH)



PLAN

NOTES
1. STEEL LINING TO ROOF.
2. STEEL POWDER COATED GUTTERS AND DOWNPIPES.

REVISION A - APRIL 2001
EXTERNAL MATERIALS REVISED

job Ashridgewood Farm
Wokingham

client Luff Farms Ltd

drawing Barn
Plans and Elevations

scale 1:200

date Feb. 2001

1142/27A

Application Number AG/2000/2506
Conditions/~~Reasons for Refusal~~

No	Std Con	Std Reas	Non Std Conditions / Reasons for Refusal
1	C150	R150	
2	C151	R151	
3	C122	R122	
4	C137	R137	
	N02		plan / 11 January 2001 / amended siting of the store, closer to the existing complex of farm buildings

Informative for approvals
N16
LODDON AREA LOCAL PLAN POLICIES:
SOUTH-EAST AREA LOCAL PLAN POLICIES:
WOKINGHAM DISTRICT LOCAL PLAN POLICIES:
GREEN BELT LOCAL PLAN POLICIES:
BERKSHIRE STRUCTURE PLAN POLICIES:
MINERALS LOCAL PLAN POLICIES:

6/3/01

RECORD OF SITE VISIT

SITE ADDRESS: Luff Developments Ltd Ashridgewood Farm Warren House Road Wokingham.

APPLICATION NUMBER: AG/2000/2506

OFFICER: Emy Circuit

DATE OF SITE VISIT:.....

1 SITE/STATUTORY NOTICE DISPLAYED ?

2. DESCRIPTION OF SURROUNDINGS

rural setting N of A329(M)

3. DESCRIPTION OF SITE/BUILDING

Bn proposed siting separate from main farm complex close to A329(M) embankment.
complex includes older agricultural buildings undergoing restoration

4. RELATIONSHIP TO ADJOINING PROPERTIES

5. SITE CONSTRAINTS

TREES

ACCESS/PARKING

LEVELS

BOUNDARY TREATMENT

OTHERS

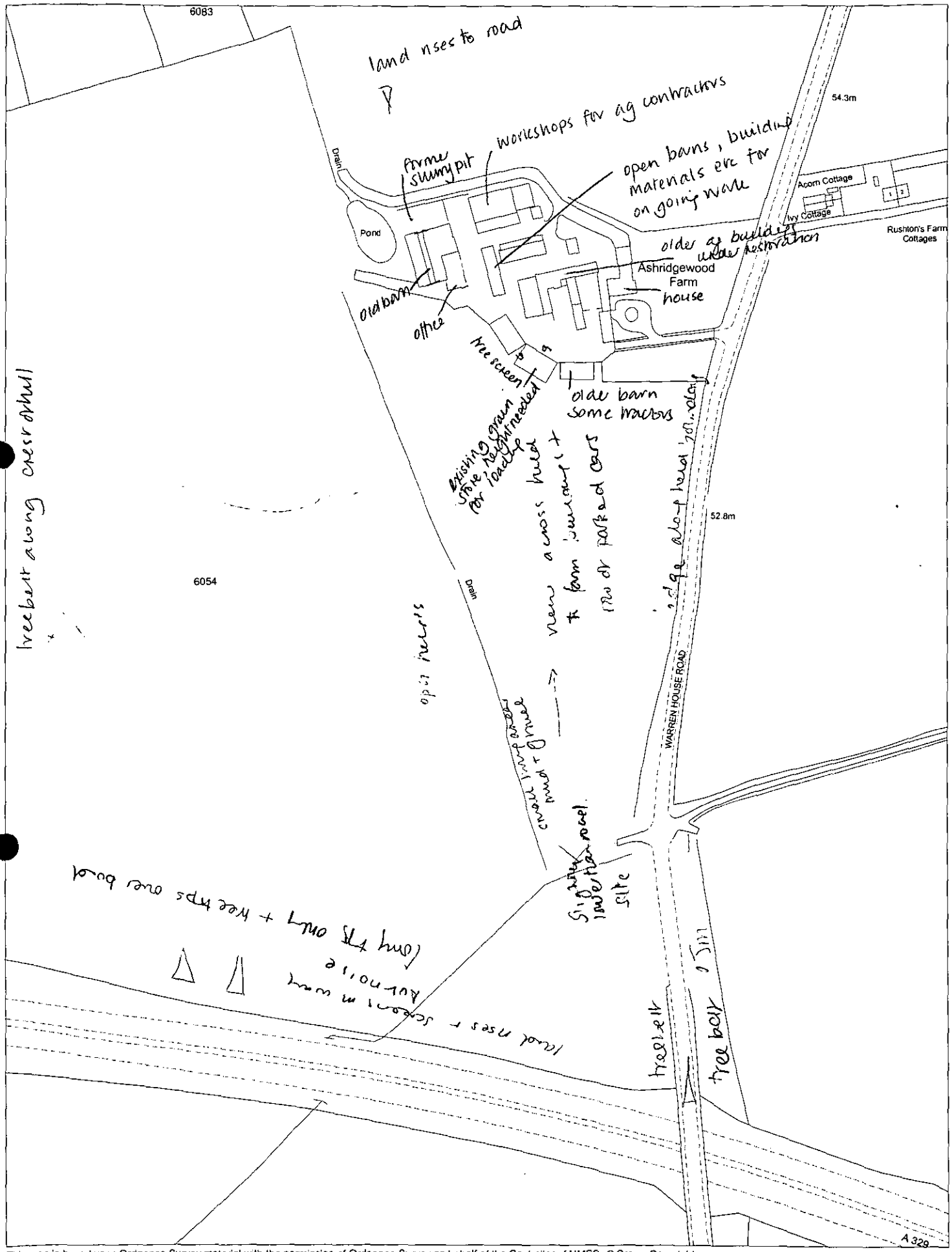
nb S/V 7/11 - barn
would serve > 1 holding in area(3) visible ⇒
security (have props ⇒ inside storage of machinery)
access from Warren House Rd
difficult for size of vehicle used.
narrow + beech hedge
42 tonnes, 27 tonnes loading
45-60' (15-20m) long + 13' (4.3m) high

proposed site has existing access for combines etc.

* Ashridgewood / Sindlesham Home Farm / Shamrock Row

should not share other uses

digger type loading



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Development Control Section, Environmental Services, Wokingham District Council.

24 October 2000

Scale: 1 : 2500

N W E S

WORK SHEET FOR : Emy Circuit

Application Number : AG/2000/2506

Applicant : Luff Farms Ltd.

Location : Luff Developments Ltd Ashridgewood Farm, Warren House Road, , Wokingham.

Proposal : Proposed erection of grain store for agricultural use.

Site Notice Displayed ? :	YES	NO	DATE

Date of Neighbour Notifications : .....

Date of Site Visit : 2nd s/v 30/1/01

Date Registered : 13/10/2000

Earliest Date for Decision :

Latest Consultation Date/Site Notice Expiry Date :

This application will have expired on: 10/11/2000. You need to make a decision 1 day prior to this date for this application to count as determined in less than 8 weeks.

Consultation Responses :

Hurst PC - out of proportion to storage required for the farm + unsightly.

Revised plans do not remove objection re visual impact / size in open landscape - need for such a large building (applicant indicated would serve 3 farms in area + required due to EC regs)

Planning Issues :

impact on the rural character/appearance of the area.

AG/2000/2506
Luff Farms Ltd, Ashridgewood Farm, Warren House Road, Wokingham

Appraisal:
The proposal is for a grain store. The application form indicated it would be 30 x 15.5 metres (465m^2) and have a pitched roof with an eaves height of 6 metres and a 9 metre ridge. Details of the design were requested and these dimensions have been adjusted to 37x13 metres (481m^2) with 5.6 metre high eaves and a 7.2 metre ridge. Thus, the footprint would be longer, narrower and 16m^2 greater and the height would be 1.8 metres lower. The location proposed initially would have been removed from the main group of farm buildings and it was considered would be incongruous and that the new building should be better related to the existing complex of buildings. While the revised siting would be separated from the existing buildings by a pond and would be on higher ground it would clearly be linked to the existing group and is, hence, considered more satisfactory. Furthermore, the applicant proposes to provide additional landscaping which would help the new building assimilate to the landscape. The store would be most prominent when viewed from Forest Road, where it would be seen in a gap between existing trees and the farm buildings but overall this is considered a more acceptable location.

Recommendation: approve

Date: 09 February 2001

To: Highways

We have received Revised Plans for the following planning application:

Application Number: AG/2000/2506

Location: Luff Developments Ltd Ashridgewood Farm, Warren House Road, Wokingham.

Proposal: Proposed erection of grain store for agricultural use.

Applicant: Luff Farms Ltd.

Case Officer: Emy Circuit

The new plans show the following: Revised siting of grain store. Drawing no 1142/26.

Comments are required by 02/03/2001.

Should you have any queries regarding this application please contact the case officer Emy Circuit on (0118) 974 6479.

CONDITIONAL APPROVAL

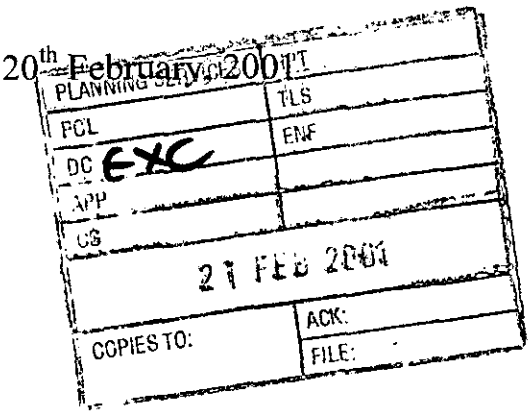
C122, R122.
C137 (INSERT: building), R137.

Adam Coggins.
19/02/01

ST. NICHOLAS HURST PARISH COUNCIL

Clerk: Mr. R. Wardle, D.M.A., F.C.I.S., M.I.Mgt.,
Glenrocques, 52 Altwood Road, Maidenhead, Berkshire, SL6 4PZ
Telephone/Fax: (01628) 628485

20th February 2001



Development Control Manager,
Wokingham District Council,
Planning Services,
P.O. Box 157,
Shute End,
Wokingham, RG40 1WR

For the attention of Emy Circuit

Dear Miss Circuit,

Application No. AO/2000/2506

I refer to the above-mentioned Application by Luff Developments Limited for a Grain Store at Ashridgewood Farm, Warren House Road, Wokingham; revised plans.

The revised plans do not remove the Council's objection to the proposal on the grounds of the visual impact that such a large building will create in this relatively open landscape. The Council question whether any attempt has been made to identify a need which will justify such a large building.

My Council continue to object to the proposal

Yours sincerely,

Clerk

Date: 13 February 2001

To: Case Officer

We have received Additional Plans for the following planning application:

Application Number: AG/2000/2506

Location: Luff Developments Ltd Ashridgewood Farm, Warren House Road, Wokingham.

Proposal: Proposed erection of grain store for agricultural use.

Applicant: Luff Farms Ltd.

Case Officer: Emy Circuit

The new plans show the following: The design of the proposed grain store. Drawing no 1142/27.

For information only.

Should you have any queries regarding this application please contact the case officer Emy Circuit on (0118) 974 6479.

(RING ONE)

1970

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AG | 2000/2506 (Planaps) / (Ludhouse) Date Rec. 2 Feb 01

Location: Ashridgewood Farm, Warren House Road

Parish Hurst

Applicant: Luff Farms Ltd

Description of attached plans the design of the proposed grainstone

Drawing No's: 1142/27

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part 1 Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

		Drawing No's
1.	NK (Landscape & Trees)	
2.	NK (Env. Design)	
3.	XA (Highways)	
4.	NF (Building Control)	
5.	BC/DC Liaison	

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS:

Date for Responses info only.

FURTHER ACTION

Re-advertise App. Y / N (Delete as required)

Redate Application Y / N From

New Site Notice Y / N

New Description

CASE OFFICER Exc

Consultations Sent by Admin. on 13.02.PS

Yellow - Part One Copy
Green - Officer's Copy

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

PLANNING SERVICES	HPT
POL	TLS
DC	ENF 39808
APP	
CS	
02 FEB 2001	
COPIES TO:	ACK:
	FILE:

Our Ref: SK/1142 Date 9.2.01

To: EMMY CIRCUIT
WOKINGHAM D.C

JOB ASHRIDGEWOOD FARM, WOKINGHAM

We enclose for your ~~information/comments~~, approval/~~general distribution~~/

Copies of our drawings No. 1142/27

Further to telephone conversation with Ken Butler of Luff Development please find enclosed 5 copies of plans & elevation.

COMMENTS

2506

ADDITIONAL PLAN

signed

Copies of the above have been sent to:-

Q.S _____ CONTRACTOR (site) _____

ENGINEER _____ CONTRACTOR (office) _____

c.c. MR K BUTLER

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

Date: 09 February 2001

To: Case Officer

We have received Revised Plans for the following planning application:

Application Number: AG/2000/2506

Location: Luff Developments Ltd Ashridgewood Farm, Warren House Road, Wokingham.

Proposal: Proposed erection of grain store for agricultural use.

Applicant: Luff Farms Ltd.

Case Officer: Emy Circuit

The new plans show the following: Revised siting of grain store. Drawing no 1142/26.

Comments are required by 02/03/2001.

Should you have any queries regarding this application please contact the case officer Emy Circuit on (0118) 974 6479.

(RING ONE)

REVISED PLANS | ADDITIONAL PLANS | MINOR AMENDMENTS | ADDITIONAL / REVISED PLANS TO COMPLY WITH CONDITIONS

App No. AGT/2000/2506(Planaps) / (Ludhouse) Date Rec. 11/1/01

Location: Ashridgewood Farm, Warren House Road

Parish Hurst.

Applicant: Luff Farms Ltd

Description of attached plans

revised siting of grain store

Drawing No's: 1142/26

CONSULTEES

Copies of plans will automatically be sent to Woodley Library, Part I Reg., Parish Council, Ward Councillors and the Case Officer unless specified.

Please tick which of the following you wish consulted.

OTHERS:

		Drawing No's	
1.	NK (Landscape & Trees)		☐
2.	NK (Env. Design)		☐
3.	XA (Highways)		✓
4.	NF (Building Control)		☐
5.	BC/DC Liaison		☐

A full set of plans will be sent to all consultees unless particular drawing No's are specified in the spaces above.

NEIGHBOURS:

Date for Responses 21 days

FURTHER ACTION

Re-advertise App. Y (N) (Delete as required)

Redate Application Y / (N) From

New Site Notice Y / (N)

New Description

CASE OFFICER Exc

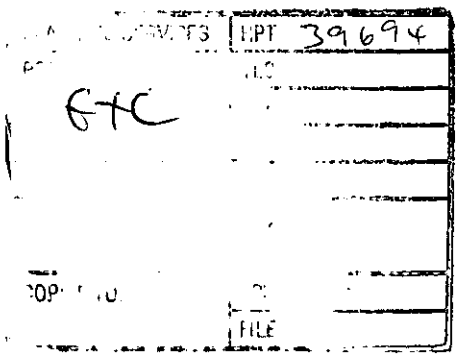
Consultations Sent by Admin. on 08.02.PS.

Yellow - Part One Copy
Green - Officer's Copy

ST. NICHOLAS HURST PARISH COUNCIL

Clerk: Mr. R. Wardle, D.M.A., F.C.I.S., M.I.Mgt.,
Glenrocques, 52 Altwood Road, Maidenhead, Berkshire, SL6 4PZ
Telephone/Fax: (01628) 628485

7th February, 2001



Development Control Manager,
Wokingham District Council,
Planning Services,
P.O. Box 157,
Shute End,
Wokingham, RG40 1WR

For the attention of Emy Circuit

Dear Miss Circuit,

Application No. AO/2000/2506

I refer to our telephone conversation today regarding the above-mentioned Application by Luff Farms Limited for a Grain Store at Ashridgewood Farm.

As I intended to indicate in my letter dated 1st November, 2000, my Council consider that the proposed store would be out of proportion to the storage required for the Farm and take the view that it would be more appropriate in the vicinity of the existing farm buildings.

Yours sincerely,

Clerk

Tel. (0118) 974 6426 (Direct Line)
Fax. (0118) 974 6484
Email. Sandra.Bayden@wokingham.gov.uk
Date 11 January 2001
My ref. SB/AG/2000/2506
Your ref. SK/JDF/1142

SBJ-22

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
Berkshire RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Switchboard Tel: (0118) 974 6000
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham
http://www.wokingham.gov.uk

Dear Mr Kalik

ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM

I acknowledge receipt of your letter dated 9 January which has been passed to the case officer, Emy Circuit and is receiving attention.

Yours sincerely

SB

SANDRA BAYDEN
Management Support Assistant

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BPP
T 0118 9669669/9507700 F 0118 9568642

DC EXC
CS 38572
11 JAN 2001
COPIES TO: ACK: 11/1/01
FILE:

SK/JDF/1142

9 January 2001

Mr J Mitchell
Wokingham District Council
PO Box 157
Shute End
Wokingham
RG40 1WR

Dear Mr Mitchell

ASHRIDGEWOOD FARM WARREN HOUSE ROAD WOKINGHAM.

Further to your letter dated 15 December, 2000, your reference EXC/AG/2000/2506.

We enclose our drawing showing the new site for the grain store as you suggested, and would be pleased if you could supersede the submitted drawings with the new ones. Access to the store will be from Forest Road.

If you need any further information, please do not hesitate to contact us.

Yours sincerely

S Kalik

cc Mr K Butler

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
CONSULTANT BUILDING SURVEYOR
KEITH WALKER FRICS ACIArb

ANDREWS KALIK ASSOCIATES LTD
REGISTRATION NO. [illegible]
REGISTERED OFFICE
100 GRAYS INN ROAD LONDON WC1X 8BY

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 15 December 2000
My ref: EXC/AG/2000/2506
Your ref: SK/SS/1142

Mr S Kalik
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Mr Kalik

PROPOSED ERECTION OF GRAIN STORE FOR AGRICULTURAL USE

With regard to the above application, I apologise for the delay in writing, following the case officer's site visit to Ashridgewood Farm on 7 November.

I understand that, during the site visit, Mr Luff and Mr Butler, indicated that the store would serve three local farms, operated by Mr Luff, and that access and security were important considerations in selecting the proposed location of the store. The grain delivery/collection vehicles are 42 tonne lorries with 27 tonne loading and are between 15 - 20 metres in length and, hence, use of the existing access to the main farm complex, from Warren House Road is difficult. There is an existing access at the proposed site, used by farm machinery to access the fields.

Having given further consideration to the siting of the proposed store, taking into account the points raised, my view remains that the proposed siting would be incongruous and that the new store should form part of the existing group of farm buildings. There is an alternative access from Forest Road to the north and, while it is appreciated that the existing farm complex comprises of a compact group of buildings and it would be difficult to locate a structure of the size required within its existing confines, a new building of an appropriate design, located on the periphery of the main group of farm buildings could fulfil requirements, including access and security, while protecting the openness and character of the surrounding countryside.

Highway issues are an additional consideration and discussion with the Highway Section indicates that they would have concerns regarding the proposed access. It is likely that improvements to it would be required, whereas, it seems the Forest Road access would be acceptable in its current form.

Hence, I request that you consider alternative locations for the store, better related to the existing farm complex. In addition to an alternative site for the grain store, please submit details its design, to assist with assessment of the impact of the proposals on the character of the area. In the meantime if you would like to discuss this matter further, please contact the case officer, Emy Circuit on 0118 974 6479.

Yours sincerely

John Mitchell,
Development Control Manager

ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

PLANNING
POL
DC EVC
APP
CS
30 NOV 2000
COPIES TO: AGK FILE:
36312

SK/SS/1142

8th November 2000

The Planning Department
Wokingham District Council
PO Box 157
Shute End
WOKINGHAM
RG40 1WR

FAO Emy Circuit – Planning Officer

Dear Madam,

GRAIN STORE, LUFF FARMS LTD, ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM - *AG000/2506*

Thank you for your letter dated 1st November regarding the above.

I understand from our telephone conversation today that you visited the site yesterday and you will be contacting us agin when you have looked through the details more closely.

Yours faithfully,

S.Kalik

cc Mr. K. Butler, Luff Farms Ltd

DIRECTORS
MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK

COMPANY SECRETARY
ELIZABETH ANDREWS
PRACTICE MANAGER
JACKIE GILES

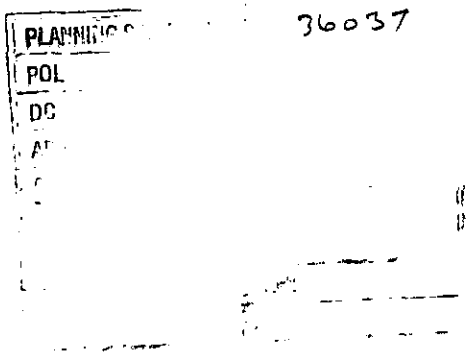
ASSOCIATE
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb

100 GRAYS INN ROAD LONDON WC1X 8BY

ST. NICHOLAS HURST PARISH COUNCIL

Clerk: Mr. R. Wardle, D.M.A., F.C.I.S., M.I.Mgt.,
Glenrocques, 52 Altwood Road, Maidenhead, Berkshire, SL6 4PZ
Telephone/Fax: (01628) 628485

1st November, 2000



Development Control Manager,
Wokingham District Council,
Planning Services,
P.O. Box 157,
Shute End,
Wokingham, RG40 1WR

For the attention of Emy Circuit

Dear Miss Circuit,

Application No. AO/2000/2506

I refer to the above-mentioned Application by Luff Farms Limited for a Grain Store at Ashridgewood Farm..

My Council consider that the proposed store would be out of proportion to the storage required for the Farm and, being close to the road, would appear unsightly.

Yours sincerely,

Clerk

Wokingham District Council Environmental Services Department, PO Box 157, Shute End, Wokingham, Berks, RG40 1WR

FAX

Date: 3 November 2000

Number of pages including cover sheet: 2

To:
L. Balorda
Andrews Kalik Associate

Phone:

Fax phone:

CC:

From:
Emy Circuit

Phone: 0118 9746479

Fax phone: 0118 9746484

REMARKS: ☐ Urgent ☐ For your review ☐ Reply ASAP ☐ Please comment

(letter dated 1 Nov)

Tel: (0118) 974 6479 (Direct Line)
Fax: (0118) 974 6484
Email: Emy.Circuit@wokingham.gov.uk
Date: 1 November 2000
My ref: EXC/AG/2000/2506
Your ref: LB/SS/1142

L Balorda
Andrews Kalik Associates
The Studio
101 London Road
READING
RG1 5BY

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
Fax: (0118) 974 6484
Minicom No: (0118) 974 6991
DX: 33506 – Wokingham

Dear Sir

PROPOSED ERECTION OF A GRAIN STORE FOR AGRICULTURAL USE BY LUFF FARMS LTD ON LAND AT ASHRIDGEWOOD FARM, WARREN HOUSE ROAD, WOKINGHAM – AG/2000/2506

With regard to the above application, I write to inform you that prior approval of the siting, design and external appearance of the proposed grain store is required. This is due to concerns regarding the isolated siting of the proposal, which, it is considered, should be more closely related to the existing farm buildings.

In addition to these details, I draw your attention to the requirement to display a site notice, in accordance with Part 6 of The Town and Country Planning (General Permitted Development) Order 1995.

To discuss the siting of the proposed grain store please contact the case officer, Emy Circuit on 0118 974 6479.

Yours faithfully

John Mitchell,
Development Control Manager

WOKINGHAM D.C. DEVELOPMENT CONTROL

28 DAYS 10/11/00

Start date:	13 OCT 2000
Officer: EXC	Application No. AG/2000/2506

Map No. ..... **Site** .....

Easting: ..... **Flood Pln** .....

Northing: ..... **Mineral** .....

Level: ☐ **Sub Committee** ☐ **Delegated** ☐ **Sec. State**

☐ **Incorrect Fee** ☐ **Invalid** ☐ **PD**

Description:

(AG.) PROPOSED ERECTION OF GRAIN STORE FOR AGRICULTURAL USE

Location: ASHRIDGEWOOD FARM WARREN HOUSE ROAD

Parish: ~~WOKINGHAM~~ HURST Ward: Mrs Drake Hurst.

Applicant: LUFF FARMS LTD

Fee Received £35-00 Required ..... Additional ..... Refund .....

Enforcement Section (1) to be notified ☐ tick if required

Additional information required for validation

		Reason	Requested	Received
1	1:2500 OS location plan showing property edged in blue/red			
2	1:500 block plan showing existing & proposed dev. + adj. Properties			
3	Forms unsigned			
4	Correct S 66 certificate			
5	Elevation plans			
6	Floor plans			
7	Metric scale disclaimer			
8	Encroachment letter			
9	Miscellaneous			

APPLN NO. _____

ACTION REQUIRED BY DEVELOPMENT CONTROL

Conservation Area .....

Listed Building 1 2 2*

Advertisement Required .....

Date Site Notice Sent : .....

Parish Council Informed - YES / NO

INTERNAL CONSULTATIONS

Building Control : .....
Landscape .....
Trees .....
Conservation Officer .....
Environmental Health .....
Housing .....
Leisure & Cultural services .....
Public Rights of Way .....
Property .....
District Secretary (only if called in by SOS) .....
Policy & Plans .....
Strategic Planning (JSPU) .....
Minerals (BABTIE) .....
Archaeological Site (BABTIE) : .....
Education .....
Social Services .....
Highways .....

EXTERNAL CONSULTATIONS

Adjacent D P A : .....
Adjacent Parish : .....
Southern Electricity Board .....
British Gas .....
PSA Oil Pipeline .....
Transco : .....
Environment Agency .....

Rail Track .....
Police Arch. Liaison Officer .....

HERITAGE BODIES

The Georgian Group .....
Ancient Monuments Society .....
Council for British Arch. .....
RCHME .....
Telecommunications (NRPB) : .....
Sport England : .....

OTHERS:

.....
.....
.....

NEIGHBOURS:

.....
.....
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ANDREWS KALIK ASSOCIATES
CHARTERED ARCHITECTS
THE STUDIO 101 LONDON ROAD READING RG1 5BY
T 0118 9669669/9507700 F 0118 9568642

LB/SS/1142

10th October 2000

Planning Department
Wokingham District Council
PO Box 157
Shute End
WOKINGHAM
RG40 1WR

FAO of the Planning Officer

Dear Sir/Madam,

PROPOSED GRAIN STORE, ASHRIDGEWOOD FARM, WOKINGHAM

With the new E.C. regulations coming into force, grain stores mut be a dedicated use. It is therefore necessary to provide additional storage facilities.

We have been instructed by Luff Farms Ltd to inform you about their intention to proceed with the erection of a new grain store at Ashridgewood Farm.

We are enclosing herewith the completed forms, location plan on which the position of the proposed grain store has been indicated together with a cheque for £35.

Yours faithfully,

L.Balorda

MATT ANDREWS RIBA FFB
STOJAN KALIK Dip.Arch.RIBA
STOJANKA KALIK
ELIZABETH ANDREWS
JACKIE GILES
ABDULLAH NAWEED B.Sc.Arch.M.Phil.B.S.
KEITH WALKER FRICS ACIArb
100 GRAYS INN ROAD LONDON WC1X 8BY

THE TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER, SCHEDULE 2, PARTS 6 & 7

Office use only	
Ref:	AG | 2000 | 2506
Date rec:	13-10-00
Date ackn:	
28 day deadline:	10-11-00

Determination form

Please detach and read the Notes for Guidance before completing this form.

Do not start work until:
- the authority have notified you in writing that prior approval is not required; or
- you have received approval from the authority; or
- at least 28 days have elapsed from the date your form was received by the authority, and they have not notified you that prior approval is or is not required.

1. The site ASHRIDGEWOOD FARM

i. Name and address of person(s) submitting this form.

LUFF FARMS LTD
ASHRIDGEWOOD FARM
WARREN HOUSE ROAD
WOKINGHAM, BERKS, RG40 5RD

Telephone

0118 978 1558

ii. Name and address of farm and occupier (if different from i. above)

Telephone

iii. What is the area of the agricultural unit? Agricultural unit means agricultural land which is occupied as a unit for the purposes of agriculture — 40 hectares

iv. What is the area of the parcel of land where the development is to be located? (see note 3)

- [✓] 1 hectare or more
- [ ] less than 1 hectare but at least 0.4 hectare
- [ ] less than 0.4 hectare

v. What is the Ordnance Survey grid reference of the proposed development? [ ]

vi. Does the proposed development affect an ancient monument, archaeological site, listed building; or is it within a site of special scientific interest or a local nature reserve? [N] Y or N

If Yes, please provide details

[ ]

2. The proposed building (please enclose a site plan and indicate whether a new building, extension or alteration is involved)

i. Type of building [GRAIN STORE]

ii. Dimensions

length [30] metres

breadth [15.5] metres

height to eaves [6] metres

height to ridge [9] metres

iii. Walls

materials [PROFILED STEEL SHEETS]

external colour [OLIVE GREEN]

iv. Roof

materials [PROFILED STEEL SHEETS]

external colour [OLIVE GREEN]

v. Has an agricultural building been constructed on this unit within the last two years? [N] Y or N

If Yes,

what is its overall ground area? [ ] square metres

what is its distance from the proposed new building? [ ] metres

3. The proposed road (please enclose a site plan and indicate if a new road or alteration is involved)

i. Dimensions EXISTING

length [ ] metres

width [ ] metres

ii. Surface materials

materials [PEA SHINGLE]

colour [NATURAL]

4. The proposed excavation/deposit of waste material from the farm (please enclose a site plan)

i. What is the area of the proposed works? [N/A] hectares

ii. Please provide details of the works

[ ]

iii. Have previous excavations or waste deposits been carried out? (see note 7) [Y] Y or N

If Yes, please give the area of the previous works [3] hectares

SOUND ATTENUATION AND GROUND IMPROVEMENT WORKS

5. THE PROPOSED FISH TANK (CAGE) (PLEASE ENCLOSE A SITE PLAN) N/A

i) PLEASE PROVIDE DETAILS, INCLUDING DIMENSIONS, MATERIALS AND APPEARANCE.

6. **FEE**

PLEASE ENSURE THAT YOU HAVE INCLUDED YOUR FEE OF £~~35~~.00 IF DEVELOPMENT FALLS WITHIN SECTIONS 2 OR 3 OF THIS FORM.

7. **SIGNATURE**

SIGNED _____

NAME (block capitals) STOJAN KACIK ON BEHALF OF LUFF FARMS

DATE 10/10/2000