YSTEMS LTD

APPLICATION NO:
**F/2000/1295**

LOCATION:
**Hall Hunter Partnership Heathlands Farm Honey Hill, Wokingham.**

APPLICANT:
**Hall Hunter Partnership C/O Izod Design**

PROPOSAL:
**Proposed erection of replacement detached dwelling**

EARLIEST DATE FOR DECISION: **01/06/2000**

APPLICATION EXPIRY DATE: **20/06/2000**

CASE OFFICER: **Angela Odell**

# WOKINGHAM DISTRICT COUNCIL

**TOWN AND COUNTRY PLANNING ACTS**

**Notification of Approval of Permission**

**Hall Hunter Partnership**
**C/O Izod Design**
**14 Milton Road**
**WOKINGHAM**
**Berkshire**
**RG40 1DB**

**Application Number: F/2000/1295**

**Parish:** **WOKINGHAM WITHOUT**

**Location:** **Hall Hunter Partnership, Heathlands Farm, Honey Hill, Wokingham**

**Proposal:** **Proposed erection of replacement detached dwelling**

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. The development hereby permitted shall be begun before the expiration of five years from the date of this permission.

**Condition**
2. Before the building operations hereby permitted are commenced, samples and details of the proposed external materials shall be submitted to and approved in writing by the Local Planning Authority and no external materials shall be used other than those approved.

**Condition**
3. Immediately following the implementation of this permission, notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that order with or without modification) no buildings, extensions or alterations permitted by Classes A, B, C, D and E of Part 1 of the Second Schedule of the 1995 Order shall be carried out without the prior written permission of the Local Planning Authority.

**Condition**
4. The occupation of the agricultural worker's dwelling hereby permitted shall be limited to a person solely or mainly working, or last working, in the locality in agriculture or in forestry, or a widow or widower of such a person, and to any resident dependants.

**Condition**
5. Works related to the construction of the development hereby granted, including works of demolition or preparation prior to building operations, shall not take place other than between the hours of 8 am and 7 pm Monday to Friday and 8 am to 1.30 pm Saturdays and at no time on Sundays or Bank or National Holidays.

**Condition**
6. Prior to the commencement of development, details of the slab levels of the proposed buildings shall be submitted to and approved in writing by the Local Planning Authority. The constructed development shall not vary from the approved levels.

**Condition**
7. 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**
8. No trees, hedgerows or shrubs within the curtilage of the site, except those shown on the approved plan(s) or otherwise clearly indicated in the approved details as being removed, shall be felled, lopped or pruned, nor shall any roots be removed or pruned without the prior consent of the Local Planning Authority during development and for a period of five years after completion of the development hereby approved. The branch structure and trunks of the trees to be retained and their root systems shall be protected from any damage during site works, in accordance with a scheme to be submitted to and approved in writing by the Local Planning Authority. Any trees, hedgerows or shrubs removed or which die or become dangerous, damaged or diseased before the end of a period of five years after completion of the development hereby approved shall be replaced with new trees, hedging or shrub species (of such size species and in such number and position as maybe agreed in writing), before the end of the first available planting season (1st November to 31st March) following their loss or removal.

**Reason**
1. In pursuance of Section 91(1) of the Town and Country Planning Act 1990.

**Reason**
2. To ensure that the external appearance of the building is satisfactory.

**Reason**
3. To safeguard the character of the premises and the residential and visual amenities of the occupiers of adjoining properties.

**Reason**
4. The site is within an area where a dwelling would not normally be permitted and permission is only granted because the dwelling is intended to serve the needs of agriculture.

**Reason**
5. To protect the occupiers of neighbouring properties from noise and disturbance outside the permitted hours during the construction period.

**Reason**
6. In order to ensure a satisfactory form of development relative to surrounding buildings and landscape.

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

**Reason**
8. The existing trees/hedgerows/shrubs represent an important public visual amenity in the area.

**Informative**
1. You are advised, in compliance with The Town and Country Planning (General Development Procedure) (England) (Amendment) Order 2000, that the following policies and/or proposals in the development plan are relevant to this decision:

Berkshire Structure Plan Policy C2
South East Area Local Plan Policies STV2, SC16, SC18
Deposit Draft Wokingham District Local Plan Policies WCC1, WCC2, WCC6, WCC7

John Mitchell
Development Control Manager
Date: 22/11/2000

**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 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 21 March, 2001
My ref. AO/F/2000/1295
Your ref. KPI/em/2657

Izod Design
14 Milton Road
Wokingham
Berks
RG40 1DB

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) 977 8909
DX: 33506 – Wokingham

Dear Mr Izod

**PLANNING APPLICATION F/2000/1295**
**PROPOSED ERECTION OF REPLACEMENT DETACHED DWELLING AT HEATHLANDS FARM, HONEY HILL, WOKINGHAM WITHOUT**

Thank you for your letter of 16 March and enclosed drawing No. 2657/10. As a significant alteration to the siting is proposed a new planning application will be required. I am of the view that the proposed alteration to siting is likely to be considered acceptable. However, I advise you that the above is informal advice only, is given without prejudice, and does not commit the authority to approving such an application.

Meanwhile, if you wish to discuss the matter further please contact me.

Yours sincerely

Ao

MRS A ODELL
Senior Planner

Rec'd 11.15AM 16-3-01

IZOD DESIGN

Chartered Architects
Landscape Consultants

KPI/em/2657
16 March 2001

41303

Mrs A Odell
Senior Planner
Environmental Services Department
Planning Services
PO Box 157
Shute End
Wokingham
Berkshire
RG40 1WR

Dear Mrs Odell

**HEATHLANDS FARM HONEY HILL WOKINGHAM**
**Application F/2000/1295**

I refer to the approved consent for the above and wish to seek an amendment to the siting of the proposed house, primarily to improve its relationship to existing trees and to create a larger enclosed area on the north side of the house.

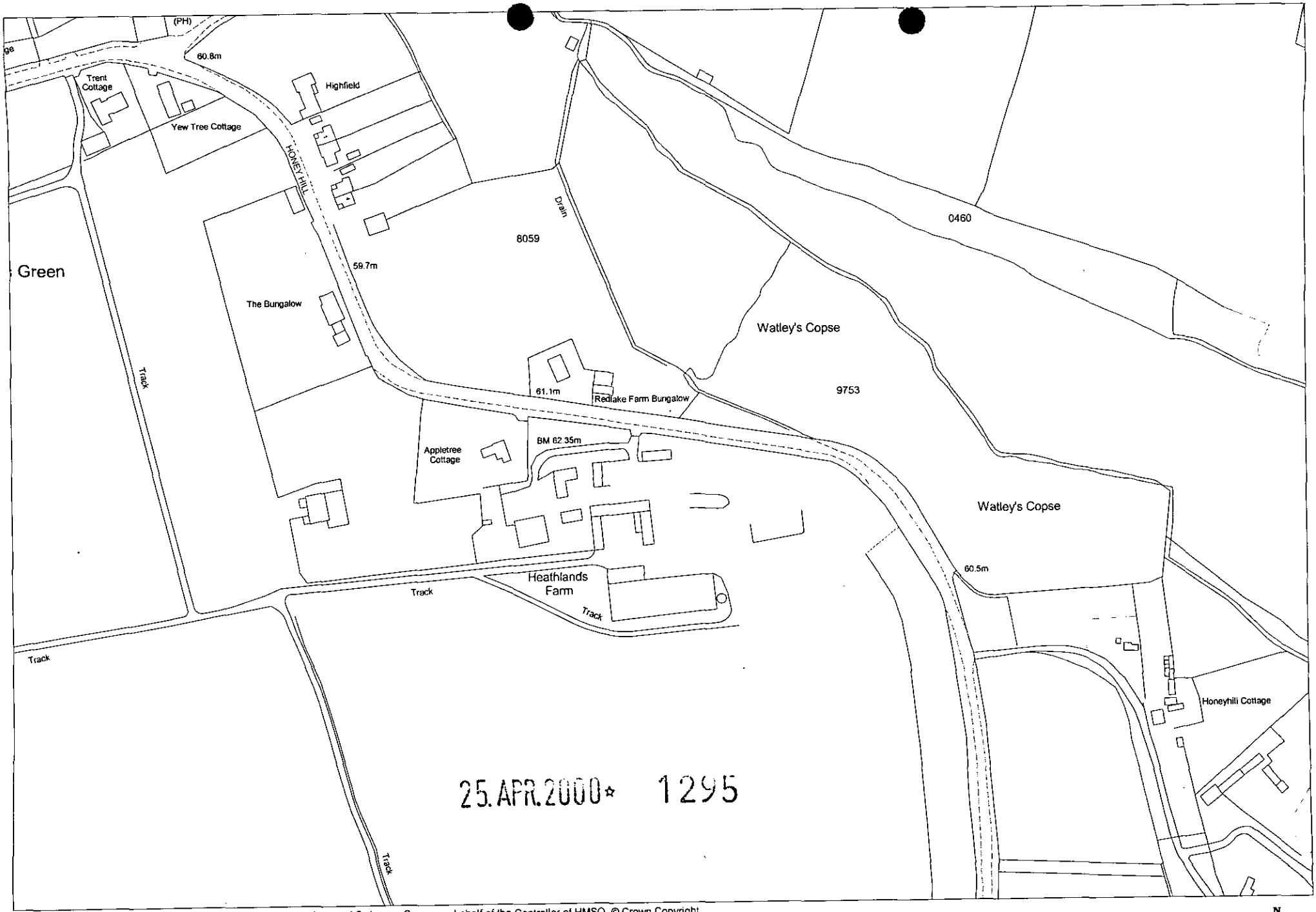
I enclose 5 copies of drawing 2657/10 indicating the proposed re-positioning for your consideration. You will note that the three large trees on the road frontage would have an overbearing effect on the house and the re-positioning of the amenity space between the new siting and the trees would be beneficial.

I await your comments but if you wish to discuss the matter further, please let me know.

Yours sincerely

PETER IZOD RIBA

Peter Izod Dipl.Arch (Hons) Dip.LA RIBA
**IZOD DESIGN**
14 Milton Road Wokingham Berkshire RG40 1DB
Telephone 0118 977 0075
Facsimile 0118 977 0057

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Development Control Section, Environmental Services, Wokingham District Council.

2 May 2000

Scale: 1 : 2500

N W E S

**Application Number F/2000/1295**
***Conditions/Reasons for Refusal***

| No | Std Con | Std Reas | Non Std Conditions / Reasons for Refusal |
|---|---|---|---|
| 1 | C001 | R001 | |
| | | | |
| 2 | C012 | R012. | |
| | | | |
| 3 | C060 | R060 | |
| | | | |
| 4 | C064 | R064. | |
| | | | |
| 5 | C070 | R070 | |
| | | | |
| 6 | C100 | R100. | |
| | | | |
| 7 | C122 | R122 | |
| | | | |
| 8 | C153 | R153 | |
| | | | |
| | | N16. | BSP: C2 |
| | | | SDLP: STV2, SC16, SC18 |
| | | | WDLP: WCC1, WCC2, WCC6 + WCC7. |
| | | | |
| | | | |
| | | |

# RECORD OF SITE VISIT

**SITE ADDRESS:** Hall Hunter Partnership Heathlands Farm Honey Hill Wokingham.

**APPLICATION NUMBER:** F/2000/1295

**OFFICER:** Angela Odell

**DATE OF SITE VISIT:** 11.5.00

**1 SITE/STATUTORY NOTICE DISPLAYED ?** Yes 18.5.00

**2. DESCRIPTION OF SURROUNDINGS** Rural area.

**3. DESCRIPTION OF SITE/BUILDING** Existing corrugated metal b/g boarded up – 2 storeys

**4. RELATIONSHIP TO ADJOINING PROPERTIES** Converted farmb/g to rear.

**5. SITE CONSTRAINTS**

**TREES** to east of b/g. +

**ACCESS/PARKING** from Heathlands Rd.

**LEVELS** Flat, but slightly higher than Honeywood.

**BOUNDARY TREATMENT**

**OTHERS**

**WORK SHEET FOR :** Angela Odell

**Application Number :** F/2000/1295

**Applicant :** Hall Hunter Partnership C/O Izod Design.

**Location :** Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.

**Proposal :** Proposed erection of replacement detached dwelling

| **Site Notice Displayed ? :** | YES | NO | DATE |
|---|---|---|---|
| | ✓ | | 18.5.00 |

**Date of Neighbour Notifications :** .....

**Date of Site Visit :** 18.5.00

**Date Registered : 25/04/2000**

**Earliest Date for Decision : 01/06/2000**

**Latest Consultation Date/Site Notice Expiry Date : 01/06/2000**

**Application Expiry Date: 20/06/2000**

**Consultation Responses :** Wok. W/o P.C: Object as building to be replaced is not believed to be a dwelling d.'. proposal infringes local planning policies to not allow further intrusion into the green gap.

• Hwdfrair : No objection.

**Planning Issues :**

**APPLICATION F/2000/1295**

**Relevant Planning History**

- Application R/358/67 granted p.p. for conversion of granary into staff living accommodation. Condition 2 limited occupation to agricultural worker.
- Application 36241 granted for erection of replacement dwelling on 25.11.91, including agricultural worker occupation condition. This not carried out.

**Proposal** is to demolish existing and erect replacement dwelling.

**Appraisal**

*Abandonment* – This issue arises. Although the applicant's agent states that the building has been used for recent years for storage pending refurbishment or replacement, this use was never applied for, and the applicant's solicitor has argued that the existing 1967 p.p. for residential use rights has not been abandoned. Our solicitor agrees with this view. Therefore the proposal should be assessed on the basis of a replacement dwelling with agricultural occupancy condition. Therefore the following policies apply –
Berkshire Structure Plan: C2
South East Area Local Plan: STV2,SC16 & SC18
Wokingham District Local Plan: WCC1, WCC2, WCC6 & WCC7.
The applicant, Mark Hall, runs the horticultural business and therefore the agricultural occupancy condition would be reasonable as plants in the adjacent fields grown as the horticultural business do need close attendance at certain times of year. The existing building is 2 storey and approx. 196 sq.m. floorspace. Proposed building is approx. 180 sq.m. floorspace. Therefore similar floorspace. Proposed building would be sited on the site of the existing building to be demolished and would be barn conversion style with materials brick, stained timber boarding and plain roof tiles. Consider that details acceptable and under policy SC18 in terms of size, siting and impact.

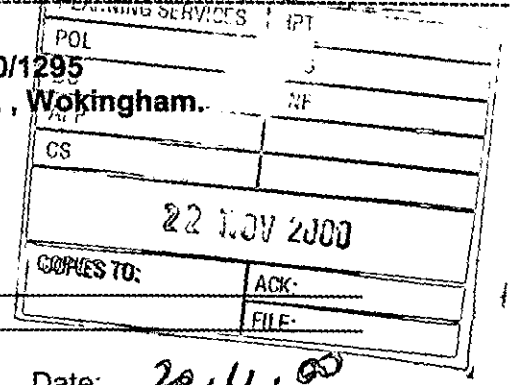
**Recommendation ; Conditional Approval**

**LISTING FORM**

Case officer: **Angela Odell** Application Number: **F/2000/1295**

**Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.**

**Proposed erection of replacement detached dwelling**




Transfer: Yes ☐ No ☐

Reason for Transfer:

Signed: _____ Date: 20.11.00

Councillor A Ross

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Tel: (0118) 974 6445

Date: 17/11/00

My ref: F/2000/1295

**CONFIDENTIAL**

Councillor A Ross
By The Stream
Soldiers Rise
Wokingham
RG40 3NE


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 Councillor

**Application Number: F/2000/1295**
**Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.**
**Proposed erection of replacement detached dwelling**

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact **Angela Odell** on **(0118) 974 6445**. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please fill in the form below.
This form must be received no later than 27/11/00

Yours faithfully

Head of Planning and Transportation

---

**LISTING FORM**
Case officer: **Angela Odell** Application Number: **F/2000/1295**
**Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.**
**Proposed erection of replacement detached dwelling**

Transfer: Yes ☐ No ☐
Reason for Transfer:

_____

_____

Signed: _____ Date: _____

Councillor A Ross

NB. It would be helpful for speedy decision making if you could respond, even if you do not wish this application to be transferred.

Tel: (0118) 974 6445

Date: 17/11/00

My ref: F/2000/1295

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

**CONFIDENTIAL**

Councillor P Lewis
4 St Andrews Close
Heathlake Park
Crowthorne
RG45 6UP

Dear Councillor

**Application Number: F/2000/1295**
**Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.**
**Proposed erection of replacement detached dwelling.**

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact **Angela Odell** on **(0118) 974 6445**. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please contact the Councillor for your area responsible for planning matters as soon as possible

Yours faithfully

Head of Planning and Transportation

Tel: (0118) 974 6445

Date: 17/11/00

My ref: F/2000/1295

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

**CONFIDENTIAL**

Councillor P Helliar-Symons
17 Eagle Close
Heathlake Park
Crowthorne
RG45 6TP

Dear Councillor

**Application Number: F/2000/1295**
**Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.**
**Proposed erection of replacement detached dwelling.**

I write to let you know that the above mentioned application has been recommended for APPROVAL: ☑ REFUSAL: ☐ under delegated powers.

If you have any questions please do not hesitate to contact **Angela Odell** on **(0118) 974 6445**. If you then feel the application needs to be transferred to the next available Development Control Sub-Committee for decision please contact the Councillor for your area responsible for planning matters as soon as possible

Yours faithfully

Head of Planning and Transportation

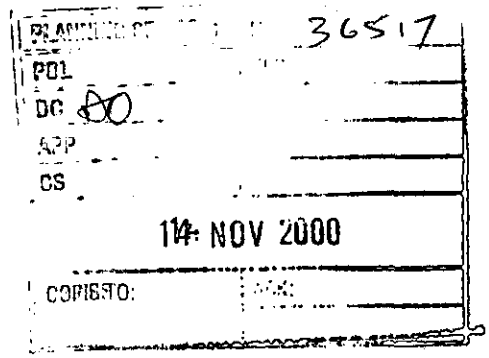
22-24 Broad Street
Wokingham
Berkshire
RG40 1BA
DX 33500 Wokingham

**E-mail:** JohnHousden@cliftoningram.co.uk
**Direct Line:** 0118 912 0297

Clifton Ingram
SOLICITORS

Your ref AO/F/2000/1295
Our ref JLH/JMB/Hall

10 November 2000




Mrs A Odell
Senior Planner
Environmental Services Department
Wokingham District Council
DX 33506 Wokingham

Dear Mrs Odell

**Planning Application F/200/1295**
**Proposed erection of replacement detached dwelling - Heathlands Farm**

Thank you for your letter of the 8th November which I have noted. I will discuss the matter with our clients and their architect and revert back to you shortly.

Yours sincerely

John Housden

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**0118-978-0099**
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+44-118-978-0099
**Fax**
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**Web site** www.cliftoningram.co.uk

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Marilyn Young
Melinda Newbery
Jonathan Davis

**Associate Solicitors**
Tim Adams
Tina Crow
Anne Deller
Ian Graham
Caroline Lindon-Morris
Lisa Phelps
Tim Read

**Legal Executive**
Jenny Savage

**Practice Administrator**
Jim Paterson

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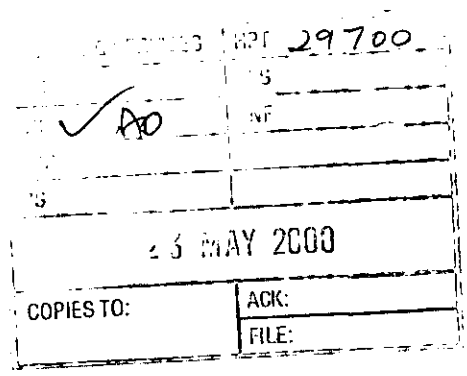
**Member's Room**
P.O. Box 150
Civic Offices
Shute End
Wokingham
Berkshire
RG40 1WQ




Angela Odell
Planning Services
Env Servs
WDC

22nd May 2000

Dear Mrs Odell

**PLANNING APPLICATION F/2000/1295**
**HEATHLANDS FARM, HONEY HILL, WOKINGHAM WITHOUT**

I would like to question whether the proposed dwelling is the same size as the one approved on appeal in 1992. Also whether any policies adopted since 1992 are relevant in terms of the nature of the development or the conditions that should be placed on this development proposal. I believe that there have been some policy changes as well as changes in the way the farm is run, so possibly challenging the criteria on which the development can now be approved.

I trust a full review against the 1992 decision will take place.

Yours sincerely

ANGUS ROSS
District Councillor, Wokingham Without

honeyhall1.doc

cc. Cllrs Perry Lewis, Pauline Helliar-Symons,

Tel. 0118 974 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 8 November, 2000
My ref. AO/F/2000/1295
Your ref. JLH/JMB/Hall

Clifton Ingram
22-24 Broad Street
WOKINGHAM
RG40 1BA

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) 977 8909
DX: 33506 – Wokingham

Dear Mr. Housden

**PLANNING APPLICATION F/2000/1295**
**PROPOSED ERECTION OF REPLACEMENT DETACHED DWELLING AT HEATHLANDS FARM, HONEY HILL, WOKINGHAM WITHOUT**

Thank you for your letter of 20 October. I have now consulted our solicitor, Colin Lawley. Following his advice we agree with your opinion regarding abandonment. We therefore now intend to assess the application on the basis that it is for a replacement dwelling with agricultural occupancy condition.

I trust this advice is clear, but if you wish to discuss the matter further please contact me.

Yours sincerely

AO.

MRS A ODELL
Senior Planner

c.c. Colin Lawley
Izod Design

22-24 Broad Street
Wokingham
Berkshire
RG40 1BA
DX 33500 Wokingham

**E-mail**: JohnHousden@cliftoningram.co.uk

**Direct Line**: 0118 912 0297

Clifton Ingram

SOLICITORS

Your ref AO/F/2000/1295
Our ref JLH/JMB/Hall

20 October 2000

| | |
|---|---|
| PLANNING | |
| POL | TLS 35669 |
| DC AO | ENF |
| APP | |
| CS | |
| 24 OCT 2000 | |
| COPIES TO: | ACK: |
| | FILE: |

Reply Req

Mrs A Odell
Senior Planning Officer
Environmental Services Department
Planning Services
Wokingham District Council
DX 33506 Wokingham

Dear Mrs Odell

**Planning Application: F/2000/1295**
**Proposed Erection of Replacement detached dwelling at Heathlands Farm, Honey Hill, Wokingham without**

I refer to our recent telephone conversation when I explained that we act for Hall Hunter Partnership in connection with the above application.

You were able to confirm to me that the application currently remains in limbo pending evidence being submitted to establish a need for a dwelling for a full time worker per PPG7 Annexe I.

When we spoke I referred you to the existing Consent (R3386/67) granted on the 26th October 1967 in respect of the conversation of an existing building at Heathlands Farm into one dwelling limited to an agricultural occupancy. You mentioned to me the possibility that that Planning Permission may have been abandoned. My view is that although existing use rights may be abandoned it is not possible to abandon a Planning Permission. Can I refer you to Pioneer Aggregates (UK) Limited -v- Secretary of State for the Environment [1985] AC132.

The current planning application is being treated by you as a new dwelling and therefore you have required evidence to establish compliance with PPG7. Our clients made the application on the basis of a resiting of the existing dwelling which has the benefit of an agricultural user.

On the 17th September 1992 following an appeal, our clients obtained Consent for the resiting and relocation of an existing building to provide a three bedroomed dwelling, subject to an agricultural occupancy. That Consent was not implemented. The current application is in similar form.

Our clients would agree to a revocation of the earlier 1967 Consent and a complete demolition of the existing dwelling. The agricultural user provision is already established. Our clients are now faced with the option of pursuing the

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**Practice Administrator**
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SOLICITORS

current application and either separately or either in parallel making an application to renovate or rebuild the existing dwelling.

It would be helpful if I could have your views, firstly as to whether you agree that the 1967 Consent is extant. Secondly, if you concur, whether you accept that the current application does not have to satisfy PPG7 if our clients were to agree to a revocation of the 1967 Consent and a demolition of the existing building.

Our clients are anxious to achieve a resolution of this matter and I therefore thought it sensible to write to you at this early stage in order that we can clarify the issues and hopefully find a practical way forward. If you think that a meeting to discuss the matter further then do, please, let me know.

Yours sincerely



John Housden

Tel. 0118 974 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 31 October, 2000
My ref. AO/F/2000/1295
Your ref. JLH/JMB/Hall

Clifton Ingram
22-24 Broad Street
WOKINGHAM
RG40 1BA

Environmental Services Department
Planning Services
P.O. Box 157
Shute End, Wokingham
Berkshire RG40 1WR
Tel: (0118) 974 6000
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Dear Mr. Housden

**PLANNING APPLICATION F/2000/1295**
**PROPOSED ERECTION OF REPLACEMENT DETACHED DWELLING AT HEATHLANDS FARM, HONEY HILL, WOKINGHAM WITHOUT**

Thank you for your letter of 20 October. I am consulting our solicitor and will replay when I have received his advice.

Yours sincerely

Ao .

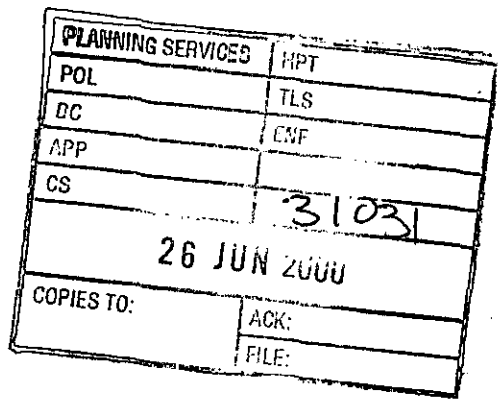
MRS A ODELL
Senior Planner

26/6/00 By hand.

Izod DESIGN

Chartered Architects
Landscape Consultants

KPI/em/2657
24 June 2000




Mrs A Odell
Senior Planner
Environmental Services Department
Planning Services
PO Box 157
Shute End
Wokingham
Berkshire
RG40 1WR

Dear Mrs Odell

**HEATHLANDS FARM HONEY HILL WOKINGHAM**
**Application F/2000/1295**

Following our meeting at your office on 23 June 2000, I confirm that my client has no objection to the reasonable extension of the consultation period in respect of the above to enable us to obtain additional information including an independent report on the horticultural operations at Heathlands Farm.

Thank you for your assistance regarding the key planning policies in this case. I will endeavour to submit further information within 2-3 weeks.

I also record my clients' wish that the application be put to committee ultimately although I understand this will need to be at the request of ward councillors.

Yours sincerely,

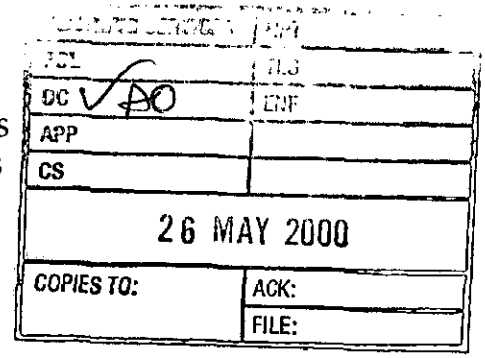
PETER IZOD RIBA

**Izod Design Limited**
14 Milton Road Wokingham Berkshire RG40 1DB
Telephone 0118 977 0075
Facsimile 0118 977 0057

Registered in England Number 2991902

Recd AM 25.5.00

Izod DESIGN
Chartered Architects
Landscape Consultants




KPI/em/2657
24 May 2000

Mrs A Odell
Senior Planner
Environmental Services Department
Planning Services
PO Box 157
Shute End
Wokingham
Berkshire
RG40 1WR

Dear Mrs Odell

**HEATHLANDS FARM HONEY HILL WOKINGHAM**
**Application F/2000/1295**

Thank you for your letter dated 12 May 2000 regarding the above. I note your concern that the proposal may be contrary to current Council policies but would ask that the following points be considered.

1. The existing building was used continuously as residential accommodation for employees of the farm from 1966 until 1981, and intermittently over subsequent years. I understand that this was approved by your Council.

2. The building has been used for storage in recent years pending refurbishment, or replacement as residential accommodation. Given the amount of time, this may give grounds for seeking a Certificate of Lawful Use.

3. Your Council has previously approved a two-year B1A use of the building, which lapsed on 31 October 1997. (Application Ref. 44633).

4. Full consent under application 36241 for a replacement dwelling, similar to the current application, was granted in 1991, although my client was unable to implement this consent which expired in November 1996, due to the state of the horticultural industry at that time.

5. It should be noted that the Planning Inspector subsequently supported the replacement dwelling in accepting an appeal on relaxation of agricultural ties.

Continued.....

**Izod Design Limited**
14 Milton Road Wokingham Berkshire RG40 1DB
Telephone 0118 977 0075
Facsimile 0118 977 0057

Registered in England Number 2991902

6. The current application is for residential use by the Managing Partner of the Heathlands Farm complex. It is an essential part of the operation which deals with perishable foodstuffs with its' strict controls, Food and Hygiene Regulations etc. that there is 24 hour control and security at all times and the location is clearly ideal for this purpose.

7. The existing building is unsightly and its' replacement affords the opportunity to improve the entrance area. My client is prepared to consider further landscaping and environmental improvements linked with the proposed new dwelling.

Whilst you have indicated that your Council's policies in relation to PPG7 have changed since the previous consent was granted, I believe there are overriding issues and the proposal would clearly help improve this area of Honey Hill.

My client and I would appreciate the opportunity to discuss the application further and I now await your comments.

Yours sincerely

PETER IZOD RIBA

C.C. Mr H Hall

Tel. 0118 974 6445 (Direct Line)
E-mail: Angela.Odell@wokingham.gov.uk
Date. 12 May, 2000
My ref. AO/F/2000/1295
Your ref. KPl/em/2657

Izod Design
14 Milton Road
Wokingham
Berks
RG40 1DB

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) 977 8909
DX: 33506 – Wokingham

Dear Mr Izod

**PLANNING APPLICATION F/2000/1295**
**PROPOSED ERECTION OF REPLACEMENT DETACHED DWELLING AT HEATHLANDS FARM, HONEY HILL, WOKINGHAM WITHOUT**

I refer to the above application. I advise you that the above proposal would be contrary to the Council's policies for the area as it appears to be for a new dwelling in the countryside. I am not aware that the existing building on the site has ever been lived in, in which case the proposal could not be described as a replacement dwelling, but if it has, please could you provide me with details, in particular when it was last lived in.

It is important that the additional information is submitted to me within two weeks, i.e. by 30 May, to ensure that the application is not determined on the basis of the current unsatisfactory submission. Should you have any difficulty in meeting this deadline or should you wish to discuss the additional information, please contact me immediately.

However, I advise you that receipt of the additional information will not indicate that the application is likely to be considered acceptable in principle.

Yours sincerely

AO.

MRS A ODELL
Senior Planner

John For info

FROM: Angela Odell

DATE: 08 May 2000

PLANNING SERVICES APP 29489
POL
DC
APP
CS
COPIES TO:
ACK:
FILE:

## WOKINGHAM WITHOUT PARISH CONSULTATION SHEET

**Application Number:** F/2000/1295

**Proposal:** Proposed erection of replacement detached dwelling.

**Site Address:** Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.

**Applicant:** Hall Hunter Partnership C/O Izod Design.

Your observations are required in respect of this application **by 01/06/2000** .

---

**F/2000/1295 - Heathlands Farm, Honey Hill.** The committee object to this proposal, as the building to be replaced is not believed to be a dwelling, and therefore the proposal infringes local planning policy to not allow further intrusion into the 'green gap' North of Nine Mile Ride.

SIGNED: _____ DATE: 10/5/00

Clerk To Wokingham Without Parish/Town Council.

TO: **DEVELOPMENT CONTROL**
Angela Odell

FROM: Environmental Design

DATE: 22nd May 2000

**Location: Hall Hunter Partnership, Heathlands Farm, Honey Hill, Wokingham.**

**Proposal:** Proposed erection of replacement detached dwelling.

**Application Number:** F/2000/1295

In response to your consultation dated 8th May 2000 for the above application, the landscape comment is as follows:

The proposal is acceptable, provided that the trees and hedgerow on the boundary to Honey Hill are maintained and are protected during the construction period. The applicant's attention is drawn to the British Standard no. 5837: *Guide for trees in relation to construction*, which sets out methods of protecting trees. It is available from the Stationery Office and can be consulted in main libraries.

Patricia Green.

Patricia Green
Landscape Consultant

**HIGHWAYS CONSULTATION SHEET**

**From:** Angela Odell

**Date:** 08 May 2000

**Application Number:** F/2000/1295

**Proposal:** Proposed erection of replacement detached dwelling

**Parish:** WOKINGHAM WITHOUT PARISH

**Site Address:**
Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.

**Applicant:**
Hall Hunter Partnership C/O Izod Design.

Your observations are required in respect of this application within **7 days** of the above date.

✓ below as applicable;

1) ☐ Recommend refusal for the reason(s) **stated below**;
2) ☐ Recommend approval but with condition(s) & reason(s) **stated below**;
3) ☑ Recommend approval with **no** condition(s) or reason(s).

Additional trips are likely to be low.

No new direct access to the highway is proposed, and existing sight lines are preserved.

~~Of the~~
There are up to 2 usable car-parking spaces shown within the curtilage of the new dwelling.

No adverse effects on the highway are likely.

~~Ends~~

**Signed:** A. Linnell **Print name:** A. LINNELL

**Received by Wokingham District Council**

# Application No: F/2000/1295

**Proposal:**
Proposed erection of replacement detached dwelling

**Location:**
Hall Hunter Partnership Heathlands Farm, Honey Hill, , Wokingham.

**The application is available for inspection at Wokingham District Council's offices during the following times:**

**PLANNING DEPARTMENT, SHUTE END, WOKINGHAM TEL (0118) 974 6428**
**8.30 - 5.00 Monday - Thursday & 8.30 - 4.00 Friday**

**WOODLEY LIBRARY HEADLEY ROAD WOODLEY (9.30am - 7.00pm Mon, Thurs & Fri. 9.30am - 5.00pm Tues, 9.30am - 1.00pm Saturday. closed all day Wednesday). If you intend to view this application at Woodley Library (see details above) please allow 4 days from the date of this letter for delivery of plans.**

**Comments should be sent in writing QUOTING THE APPLICATION NUMBER to the Case Officer Angela Odell P.O. Box 157 Council Offices, Shute End, Wokingham Berkshire, RG40 1WR to arrive on or before 01/06/2000. Written comments submitted will become available for public inspection.**

**In view of the very large number of planning applications and letters of comment received, it will not normally be possible for an individual reply to observations made. However any comments will be taken into account when the application is determined and you will be notified of the decision.**

***Head Planning and Transportation***

A0.

1792

I have today displayed the site notice(s) in a prominent position on the land/ buildings to which the application number F/2000/1295 relates.

Address of site HEATHLANDS FARM

HONEY HILL

Signed [signature]

Date 12/5/00

Postage
will be paid
by licensee

Do not affix Postage Stamps if posted in
Gt. Britian, Channel Islands, N Ireland
or the Isle of Man

Business reply service
License no. RG147

**Planning Services**
**Environmental Services Department**
**Wokingham District Council**
**Council Offices**
**Shute End**
**Wokingham**
**Berkshire RG40 1BR**

## WOKINGHAM D.C. DEVELOPMENT CONTROL

| | |
|---|---|
| Start date: 25 APR 2000 | Map No. 92 Site ...0:26.. |
| Officer: AO \| Application No. F/2000/1295 | Easting: ..... Flood Pln ..... |
| | Northing: ..... Mineral ..... |

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

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

Description:
(F.) PROPOSED ERECTION OF REPLACEMENT DETACHED DWELLING

Location: HEATHLANDS FARM HONEY HILL

Parish: WOKINGHAM W/OUT Ward: Wok W/Out 8-5-2000

Applicant: HALL HUNTER P/SHIP

Fee Received 95-00 (2) Required ..... Additional ..... Refund .....

Enforcement Section 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 : 8.5.2000 Parish Council Informed - YES / NO

### INTERNAL CONSULTATIONS

| | |
|---|---|
| Building Control | NF: ..... |
| Landscape | NK: ..... |
| Trees | NK: ..... ✓ |
| Conservation Officer | NK: ..... |
| Environmental Health | NA: ..... |
| Housing | NA: ..... |
| Leisure & Cultural services | PA: ..... |
| Public Rights of Way | PA: ..... |
| Property | NG: ..... |
| District Secretary (only if called in by SOS) | MA: ..... |
| Policy & Plans | QA: ..... |
| Strategic Planning (JSPU) | HA: ..... |
| Minerals (BABTIE) | GA: ..... |
| Archaeological Site (BABTIE) | : ..... |
| Education | AP: ..... |
| Social Services | BT: ..... |
| Highways | XA: ..... ✓ |

### EXTERNAL CONSULTATIONS

| | |
|---|---|
| Adjacent D P A | : ..... |
| Adjacent Parish | : ..... |
| Southern Electricity Board | BN: ..... |
| British Gas | BM: ..... |
| PSA Oil Pipeline | BD: ..... |
| Transco | : ..... |
| Environment Agency | BP: ..... |
| Rail Track | BI: ..... |
| Police Arch. Liaison Officer | PC: ..... |

### HERITAGE BODIES

| | |
|---|---|
| The Georgian Group | KC: ..... |
| Ancient Monuments Society | KA: ..... |
| Council for British Arch. | KB: ..... |
| RCHME | KF: ..... |
| Telecommunications (NRPB) | : ..... |
| Sport England | : ..... |

**OTHERS:**

.....

.....

.....

### NEIGHBOURS:

..... Redlake Farm bungalow, Applebee cottage.

.....

.....

.....

.....

.....

.....

.....

.....

.....

Izod DESIGN

Chartered Architects
Landscape Consultants

KPI/em/2657
25 April 2000

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

Attention: Planning Department

Dear Sirs

HEATHLANDS FARM HONEY HILL WOKINGHAM

I refer to the previous Planning Consent for a replacement dwelling under Reference 36241 dated 25 November 1991 and the subject of a successful appeal to relax the requirements of Condition 6.

The Consent lapsed on 25 November 1996, my client being unable to implement the scheme within the time limit.

A revised planning application is therefore enclosed for your consideration. The following documentation is attached in support.

1. Six copies of the application form.
2. Six copies of drawings 2657/1A and 2.
3. One copy of Certificate A.
4. A cheque for £190.00 being the statutory fee.

The proposed house would be occupied by Mr Harry Hall, the Managing Partner of the Heathlands Farm complex, which produces and packs soft fruits, largely for supermarket groups. The intense nature of the horticultural business with 24 hour management and high security requirements makes it essential that Mr Hall lives on the farm.

I now await formal notification of registration but if you require further information or wish to carry out a site inspection, please let me know.

Yours faithfully

25.APR.2000* 1295

PETER IZOD RIBA

**Izod Design Limited**
14 Milton Road Wokingham Berkshire RG40 1DB
Telephone 0118 977 0075
Facsimile 0118 977 0057

Registered in England Number 2991902

1769a

# WOKINGHAM DISTRICT COUNCIL
# PLANNING APPLICATION

PART 1

**APPLICATION FOR PERMISSION TO CARRY OUT DEVELOPMENT - TOWN AND COUNTRY PLANNING ACTS**

Please answer **ALL QUESTIONS** in **BLOCK LETTERS.** If a question is not applicable, answer **N/A** in space. Please submit **SIX** copies of this form and plans to:-

THE DISTRICT PLANNING OFFICER
WOKINGHAM DISTRICT COUNCIL
PLANNING DEPARTMENT
P O Box No. 157
COUNCIL OFFICES
SHUTE END
WOKINGHAM
BERKSHIRE, RG40 1WR

**FOR OFFICE USE ONLY**

25.APR.2000* 1295

| | | |
|---|---|---|
| 1. | APPLICANT'S NAME | HALL HUNTER PARTNERSHIP |
| | ADDRESS | HEATHLANDS FARM HONEY HILL |
| | | WOKINGHAM |
| | POST CODE | RG40 3BG PHONE |
| 2. If the applicant has an agent, all correspondence will be sent to the agent | AGENT'S NAME | IZOD DESIGN |
| | ADDRESS | 14 MILTON ROAD |
| | | WOKINGHAM |
| | POST CODE | RG40 1DB PHONE 0118 977 0075 |
| 3. On the plans show the SITE outlined in RED Show also OTHER land in the applicant's ownership or control in BLUE. | SITE LOCATION | HEATHLANDS FARM |
| | | HONEY HILL |
| 4. WHAT IS THE APPLICATION FOR ? Give brief details and state for what purpose this site and any buildings will be used. | | REPLACEMENT 2-STOREY DETACHED HOUSE |
| 5. Give the area in hectares or part of a hectare | AREA OF SITE | 0.05 Ha |
| 6. State the applicant's interest in the land e.g. owner, prospective purchaser, lessee | OWNERSHIP | OWNER |
| 7. List all the plans and drawings submitted with the application | PLANS/DRAWINGS | 2657/1A, 2 |

8. DOES THE APPLICATION INVOLVE ANY OF THE FOLLOWING ?

Tick the boxes(x)

| | | | | |
|---|---|---|---|---|
| CHANGE OF USE | ☐ | | REDEVELOPMENT | ☐ |
| ERECTION OF NEW BUILDING | ☑ | | ALTERATION or EXTENSION | ☐ |

9. WHAT TYPE OF APPLICATION IS THIS ? Tick one box only

| | | |
|---|---|---|
| OUTLINE PERMISSION | ☐ | See question 10 |
| FULL PERMISSION | ☑ | |
| APPROVAL OF DETAILS/RESERVED MATTERS | ☐ | State relevant outline permission number Also complete Question 10 |
| TEMPORARY PERMISSION | ☐ | State period required |
| RELAXATION OF CONDITIONS | ☐ | State relevant application number Conditions to be relaxed |

SEE APPLICATION 36241

10. IF THIS IS AN OUTLINE APPLICATION OR AN APPROVAL OF RESERVED MATTERS, which details, if any, do you wish to be considered as part of this application ?

N/A

| | | | |
|---|---|---|---|
| EXTERNAL APPEARANCE | ☐ | SITING | ☐ |
| MEANS OF ACCESS | ☐ | DESIGN | ☐ |
| | | LANDSCAPING | ☐ |

11. WHAT IS THE EXISTING USE OF THE LAND AND/OR BUILDING(S) e.g. residential, industrial, etc. If the site is vacant say so, and also state its previous use and when that ceased.

DERELICT FARM BUILDING

12. DOES A PUBLIC RIGHT OF WAY CROSS OR ABUT THE SITE OR THE PROPOSED ACCESS?

YES/~~NO~~

If yes, show existing route(s) and any proposed alternatives on the plans

13. ARE THERE ANY TREES ON THE SITE? IF YES, ARE ANY TO BE FELLED?

YES/~~NO~~

NO FELLING REQUIRED

If yes, please show their positions, spread and species on the plans and which, if any, are to be felled.

14. STATE EXTERNAL MATERIALS TO BE USED.

RED FACING BRICKWORK
LIGHT STAINED TIMBER BOARDING
PLAIN CLAY RED ROOFTILES

15. HOW WILL THE SITE BE ENCLOSED? Say whether walls, fences or hedges, and give height, colour and materials. If the site is divided into plots, say how each is to be enclosed.

CLOSE BOARDED TIMBER FENCES 2.0M HIGH

16. HOW WILL SURFACE WATER BE DISPOSED OF?

TO EXISTING DITCH

17. HOW WILL FOUL SEWAGE BE DISPOSED OF?

To existing system ~~YES~~/NO

If no, please give details TO TREATMENT PLANT

18. WHAT ARE THE ACCESS ARRANGEMENTS?
AS EXISTING
AS PROPOSED
Give details of pedestrian and vehicular access

INTERNAL ACCESS FROM EXISTING ACCESS ROAD FROM HONEY HILL

19. HAS PROVISION BEEN MADE FOR THE DISABLED? See notes for applicants

N/A

20. IF THIS PROPOSAL INVOLVES RESIDENTIAL DEVELOPMENT OR THE LOSS OF RESIDENTIAL UNITS, COMPLETE THE FOLLOWING TABLE

| | No. OF DWELLINGS/HABITABLE ROOMS PROPOSED | | TO BE RETAINED | | TO BE LOST | |
|---|---|---|---|---|---|---|
| HOUSE | 1 | 5 * | / | * | / | |
| BUNGALOW | / | * | / | * | / | * |
| FLAT/MAISONETTE | / | * | / | * | / | * |
| OTHER | / | * | / | * | / | * |

21. DOES THE PROPOSAL INVOLVE ANY NON-RESIDENTIAL BUILDING OR USE?

~~YES~~/NO

* STATE No. OF HABITABLE ROOMS

If YES, complete Part 2 of the form

22. DOES THE PROPOSAL INVOLVE THE WINNING, WORKING OR PROCESSING OF MINERALS; THE DISPOSAL OF MINERAL WASTE, OR THE DEPOSIT OR PROCESSING OF REFUSE AND WASTE MATERIALS?

~~YES~~/NO

If YES, please ask for and complete Part 3 of the form

23. STATE THE FEE ENCLOSED WITH THIS APPLICATION The current scale of fees is enclosed. If you believe a reduced fee or no fee is payable, say why.

£190-00

I hereby apply for permission in respect of the particulars described above and in the attached plans and drawings. If planning permission is granted, the development must be carried out strictly in accordance with the approved plans. Failure to do so could result in enforcement action being taken. Permission under the Town & Country Planning Acts does not obviate the possible need to apply for Building Regulations approval.

SIGNED [signature] ON BEHALF OF HALL HUNTER PARTNERSHIP DATE 12 APRIL '00

Before submitting the application check that it is complete, that all questions have been answered and that the site boundary and the new work are clearly edged in red on the plans. Every application must be accompanied by the appropriate certificate and fee. See "NOTES TO HELP APPLICANTS".

1789/a

# SECTION 66 CERTIFICATE

Application No. 25.APR.2000* 1295

**Please fill in both Certificate A, B, C or D and the Agricultural Holdings Certificate. Delete sections not relevant.**

## CERTIFICATE A

I certify that:

at the beginning of the period of 21 days ending with the date of the accompanying application, nobody, except the applicant, was the owner of (a) of any part of the land to which the application relates.

(a) "Owner" means a person having a freehold interest or leasehold interest the *unexpired term of which* is not less than 7 years.

**OR**

## CERTIFICATE B

I certify that:

I have/The applicant has* given the required notice to everyone else who, at the beginning of the period of 21 days ending with the date of the accompanying application was the owner (a) of any part of the land to which the application relates, as listed below.

| Owner's(a) name | Address at which notice was served | Date on which notice was served |
|---|---|---|
| | | |

+ See Note (a) to Certificate A

**OR**

## CERTIFICATE C

I certify that

- I/The applicant* cannot issued a certificate in accordance with either paragraph (a) or paragraph (b) of Section 66(1) of the Act in respect of the accompanying application.

- I have/The applicant has* given the required notice to the persons specified below, being persons who at the beginning of the period of 21 days ending with the date of the application were owners (a) of any part of the land to which the application relates.

| Owner's(a) name | Address at which notice was served | Date on which notice was served |
|---|---|---|
| | | |

(b) Insert description of steps taken.

- I have/The applicant has* taken all reasonable steps open to me/him/her* to *find out the names and addresses of the other owners* (a) *of the land*, or of a part of it, but have/has* been unable to do so. These steps were as follows:

(b) .....

.....

(c) Name of local newspaper circulating in the area where the land is situated.

(d) Date of publication (which must be not earlier than the beginning of the period of 21 days ending with the date of the application).

- *Notice of the application as attached to this Certificate*, has been published in the (c) .....

on (d) .....

1789/b

## CERTIFICATE D

I certify that

● I/The applicant cannot issue a certificate in accordance with paragraph (a) of Section 66 of the Act in respect of the accompanying application.

**OR**

● I/The applicant have/has taken all reasonable steps open to me/him/her to find out the names and addresses of everyone else who, at the beginning of the period of 21 days beginning with the date of application was the owner (a) of any part of the land to which the application relates, but have/has been unable to do so. These steps were as follows:

(b) . . . . . .

. . . . . .

(b) Insert description of steps taken

(c) Insert name of local newspaper circulating in the area where the land is situated.

(d) Insert date of publication (which must not be earlier than the beginning of the period of 21 days ending with the date of the application).

● Notice of the application as attached to this Certificate, has been published in the (c) . . . . . .

on (d) . . . . . ●

## ALL APPLICANTS MUST COMPLETE THIS SECTION

If any of the site is part of an area of land which is let or there is an agreement to let the land for agricultural purposes to a tenant, it may be an agricultural holding. Further advice may be obtained from the Department.

### Agricultural Holdings Certificate

***One or other section must be crossed through as not applicable.***

If the applicant is the sole agricultural tenant he or she must delete the first alternative and insert "not applicable" as the information required by the second alternative.

● ~~None of the land to which the application relates is, or is part of, an agricultural holding.~~ ●

**OR**

● I have/The applicant has given the required notice to every person other than my/him/herself who, at the beginning of the period of 21 days ending with the date of the application, was a tenant of an agricultural holding on all or part of the land to which the application relates, as follows:

| Tenant's name | Address at which notice was served | Date on which notice was served |
|---|---|---|
| NOT APPLICABLE | | |

Signed . . Peterwood . . . . . .

On behalf of . . HALL HUNTER PARTNERSHIP

Date . . 22 APRIL . . 2000 . . . . . .

**TOWN AND COUNTRY PLANNING ACT, 1990**
**TOWN & COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1988**
*Certificate under Section 66*

① HEATHLANDS ~~FARM~~ E

ADDRESS HONEY HILL PARISH WOK/WITHOUT

PLOT No. Old Property ORD. SHEET No. SU.8266.(92)

BUILDER

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 104/56 | Mr. W. Slatter | conversion of dairy to farm living accomodation | 13.3.56 | App. App. |
| 441/56 | " supersedes 104/56 | " " (FARMHOUSE) | 10.7.56 | App. App |
| PD/292/62 | Mr. A.C. Zandona | Dutch Barn | 12.7.62 | App. N/A |
| R/245/65 | Mr. & Mrs. A.C. Zandona | Implement Shed & Loose Boxes. | 28.10.65 | App. App |
| O/149/67 | Hall-Hunter Partnership | outline - convert granary into staff living accomod. | 31.8.67 | N/A. C/A |
| R/358/67 | " " | conversion of granary into staff living accomod. | 26.10.67 | App. C/A |
| O/26/69 | Mr. H.A. Hall | Outline - Farmhouse | 20.3.69 | N/A. C/A |
| R/610/70 | " | Additions & conversion/roof space | 31-12-70 | App - App |
| 1426/71 | " | Extn. to Farm House | 30.12.71 | N/A. App |
| " | " | " | 17.2.72 | App. N/A |
| 324/72 | " | RENEWAL O/26/69 | 11.5.72 | C/A |

DATE OF COMPLETION

MINISTRY DECISION A 12 - CLEAN POTATO STRUCTURE

SPECIAL ORDERS TPO 857/97

DRAINAGE

18700 " REDUNDANT FARM BLDGS. TO RES FOR AGR. WORKERS 12.1.83 C/A

BR20295 " 6.83 APP

② HEATHLANDS FARM HONEY HILL

ADDRESS PARISH WOK/WITHOUT

PLOT No. BR22061 } ORD. No. SU.8266 92

BUILDER 20299 } MR. HALL BARN TO RES WITH CONSERVATORY LINK FROM EX. BUNGALOW 20.10.83 C/A

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 33335 | MR. M. HALL | POTATO & GENERAL STORE | 8.6.89 | C/A |
| 33620 | " | FARM BLDG. TO RES | 3.8.89 | Ref |
| 36241 APPEAL | " | REPL. AGR. DWELLING | 24.10.90/20.11.91 | C/A |
| 36794 | " | RESERVOIRS TO COTARSE FISHING PONDS | 20.12.90 | C/A |
| 41246 | ROADSHOWS, PROMOTIONS, MARKETING & (PART RETRO) | REDUNDANT FARM BUILDINGS TO B1(c) L. IND. | 1.9.93 | 31.9.94 |
| 42282 | MR & MRS. M. HALL | REPL. DWELLING FOR FARMHOUSE DESTROYED BY FIRE | 22.3.94 | C/A |
| 42356 | | | | |
| LP94/2512 | " | NEW DWELLING | 20.6.94 | Ref. |

DATE OF COMPLETION

MINISTRY DECISION 36241 - APPEAL ALLOWED - 17.9.92

SPECIAL ORDERS

DRAINAGE

1933

(3) HEATHLANDS FARM

ADDRESS HONEY HILL PARISH WOK / WITHOUT

PLOT No. LND. BLDG - RPM ORD. SHEET No. CU.8266 (92)

BUILDER

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 43290 | ROADSHOW PROMOTIONS & MARKETING | C/U FROM USE FARM BLDGS TO B1(c) USE (EXHIBITION STANDS) | 12.10.94 | C/A 31.10.97 |
| 44381 | HALL HUNTER PARTNERSHIP | EXT. TO EXT. AGR. BLDG. FOR AGR. STORAGE | 18.8.95 | C/A |
| 44633 95/60722/TRM | ROADSHOW PROMOTIONS & MARKETING | C/U FROM FARM BLDG. TO B1(A) USE | 4.9.95 | C/A |
| FP95/3839 | MR & MRS M. HALL | TIMBER FRAME GARAGE BLOCK | 29.8.95 | APP |
| CLU(E) 111 | W/DR | | | |

MINISTRY DECISION 44381 - APPEAL DISMISSED COND. 3 - ALLOWED COND 4 2.10.96.

SPECIAL ORDERS A012

① HEATHLANDS ~~FARM~~ E

ADDRESS HONEY HILL PARISH WOK/WITHOUT

PLOT No. Old Property ORD. SHEET No. SU.8266.(92)

BUILDER

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 104/56 | Mr. W. Slatter | conversion of dairy to farm living accomodation | 13.3.56 | App. App. |
| 441/56 | " supersedes 104/56 | " " (FARMHOUSE) | 10.7.56 | App. App |
| PD/292/62 | Mr. A.C. Zandona | Dutch Barn | 12.7.62 | App. N/A |
| R/245/65 | Mr. & Mrs. A.C. Zandona | Implement Shed & Loose Boxes. | 28.10.65 | App. App |
| O/149/67 | Hall-Hunter Partnership | outline - convert granary into staff living accomod. | 31.8.67 | N/A C/A |
| R/358/67 | " " | conversion of granary into staff living accomod. | 26.10.67 | App. C/A |
| O/26/69 | Mr. H.A. Hall | Outline - Farmhouse | 20.3.69 | N/A C/A |
| R/610/70 | " | Additions & conversion/roof space | 31-12.70 | App - App |
| 1426/71 | " | Extn. to Farm House | 30.12.71 | N/A App |
| " | " | " | 17.2.72 | App. N/A |
| 324/72 | " | RENEWAL O/26/69 | 11.5.72 | C/A |

DATE OF COMPLETION

MINISTRY DECISION A 12 - CLEAN POTATO STRUCTURE

SPECIAL ORDERS TPO 857/97

DRAINAGE

18700 " REDUNDANT FARM BLDGS. 12.1.83 C/A

BR20295 " TO RES FOR AGR. WORKERS. 6.83 APP

② HEATHLANDS FARM HONEY HILL

1764

ADDRESS PARISH WOK/WITHOUT

PLOT No. BR22061 } ORD. No. SU.8266 92

BUILDER 20299 } MR. HALL BARN TO RES WITH CONSERVATORY LINK FROM EX. BUNGALOW 20.10.83 C/A

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 33335 | MR. M. HALL | POTATO & GENERAL STORE | 8.6.89 | C/A |
| 33620 | " | FARM BLDG. TO RES | 3.8.89 | Ref |
| 36241 APPEAL | " | REPL. AGR. DWELLING | 24.10.90/20.11.91 | C/A |
| 36794 | " | RESERVOIRS TO COTAGE FISHING PONDS | 20.12.90 | C/A |
| 41246 | ROADSHOWS, PROMOTIONS, MARKETING & (PART RETRO) | REDUNDANT FARM BUILDINGS TO B1(c) L.IND. | 1.9.93 | 31.9.94 |
| 42282 | MR & MRS. M. HALL | REPL. DWELLING FOR FARMHOUSE DESTROYED BY FIRE | 22.3.94 | C/A |
| 42356 | | | | |
| LP94/2512 | " | NEW DWELLING | 20.6.94 | Ref. |

DATE OF COMPLETION

MINISTRY DECISION 36241 - APPEAL ALLOWED - 17.9.92

SPECIAL ORDERS

DRAINAGE

25 APR 2000 1295

1933

(3)

HEATHLANDS FARM

**ADDRESS** HONEY HILL **PARISH** WOK/WITMOUT

**PLOT No.** IND. BLDG - RPM **ORD. SHEET No.** SU.8266 (92)

**BUILDER**

| Plan No. | Applicant | Description of Development | Date of Decision | Decision |
|---|---|---|---|---|
| 43290 | ROADSHOW PROMOTIONS & MARKETING | C/O/USE FARM BLDGS TO B1(C) USE (EXHIBITION STANDS) | 12.10.94 | C/A 31.10.97 |
| 44381 95/60470/F | HALL HUNTER PARTNERSHIP | EXT. TO EX. AGR. BLDG. FOR AGR. STORAGE | 18.8.95 | C/A |
| 44633 95/60722/TEM | ROADSHOW PROMOTIONS & MARKETING | C/O/USE FARM BLDG. TO B1(A) USE | 4.9.95 | C/A |
| FP95/3839 | MR & MRS M. HALL | TIMBER FRAME GARAGE BLOCK | 29.8.95 | APP |
| CLU(E)111 | W/DR | | | |
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**MINISTRY DECISION** 44381 - APPEAL DISMISSED COND. 3 - ALLOWED COND 4 2.10.96.

**SPECIAL ORDERS** A012