

Application for Planning Permission.  
Town and Country Planning Act 1990

**Publication of applications on planning authority websites.**

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

**1. Site Address**

Number	<input type="text"/>
Suffix	<input type="text"/>
Property name	<input type="text"/>
Address line 1	<input type="text" value="Hardmoor Lane"/>
Address line 2	<input type="text" value="Sandwith"/>
Address line 3	<input type="text"/>
Town/city	<input type="text" value="Whitehaven"/>
Postcode	<input type="text"/>

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

Easting (x)	<input type="text" value="295681"/>
Northing (y)	<input type="text" value="515309"/>

Description

The site of the proposed building is located in the field adjacent to Baruth Cottage, Hardmoor Lane, Sandwith, NR. Whitehaven CA28 9UU.  
Site location can be seen on the attached plans which indicate the sites location in relation to the local village as well as the total area of property held by myself and Joseph Irving.

**2. Applicant Details**

Title	<input type="text" value="Mrs"/>
First name	<input type="text" value="Paula"/>
Surname	<input type="text" value="Irving"/>
Company name	<input type="text"/>
Address line 1	<input type="text" value="4"/>
Address line 2	<input type="text" value="Rottington Road"/>
Address line 3	<input type="text" value="Sandwith"/>
Town/city	<input type="text" value="Whitehaven"/>

2. Applicant Details

Country

Cumbria

Postcode

CA28 9UW

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Primary number

Secondary number

Fax number

Email address

3. Agent Details

No Agent details were submitted for this application

4. Site Area

What is the measurement of the site area?  
(numeric characters only).

84.32

Unit

Sq. metres

5. Description of the Proposal

Please describe details of the proposed development or works including any change of use.

If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.

I am requesting permission to build a four stall stable block on a small portion of land which I hold. The total area of my holding can be seen highlighted in blue on the attached plans and the area of the proposed site is highlighted in red.  
The current use of the land is horse grazing which will remain the same after the building has been erected (No building work has yet started and will not begin until permission has been granted).  
The styling and colours used on the development have been selected to match the local area and the size has been kept to a minimum where possible.  
There is no intention for the site to have either a running water source or any other utilities. All waste produced by the horses will be composted for use elsewhere.  
The site has excellent natural drainage so we have been advised by the planner that using a french drain with soakaways will be sufficient to handle water dispersion.  
No new access will be required to the area as a private road and gate to access the property are already in use. We do intent to place a small amount of hardcore (Hard Standing) in the entrance way to the gate which will allow vehicles to back into the site when tranport of the horses becomes necessary.  
The private road leading up to the site is also a public footpath so any inspection of the site which is required can be done at any time.  
With the exception of the building on the site the rest of the property will remain unchanged.

Total building dimensions are 14819mm Wide x 3690mm Deep. with a highest point of 2770mm gradually declining to 2443mm  
The material colours will be BS12B27 and BS12B17 which can be seen on Page 4 of the attached plans. The doors will be stained timber.

Has the work or change of use already started?

☐ Yes

☒ No

6. Existing Use

Please describe the current use of the site

The site is currently used for horse grazing.  
No other current uses.

Is the site currently vacant?

☐ Yes

☒ No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

☐ Yes

☒ No

Land where contamination is suspected for all or part of the site

☐ Yes

☒ No

A proposed use that would be particularly vulnerable to the presence of contamination

☐ Yes

☒ No

7. Materials

Does the proposed development require any materials to be used externally? ☒ Yes ☐ No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material):

Walls	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	150mm dense concrete facing blockwork with painted external finish (Colour BSC12B17). See Attached notes pg 5 (Construction notes for full details)

Roof	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	Steadmans AS35 profiled metal roof on timber joists and flat steel fascias all in plastisol finish (Colour Olive Green BSC12B27). (See construction notes for full details)

Doors	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	Stained timber stable doors x4. (See construction notes for full details)

Vehicle access and hard standing	
Description of existing materials and finishes (optional):	
Description of proposed materials and finishes:	Hardcore placed in entrance to field to allow vehicle access from road. (See construction notes for full details)

Are you supplying additional information on submitted plans, drawings or a design and access statement? ☐ Yes ☒ No

If Yes, please state references for the plans, drawings and/or design and access statement

Please find attached 5 pages of plans and extra details (Also attached are the email chain between us and the council regarding class use). Page 4 of these plans details the building plans in detail with sizes, materials and the relevant colours which are to be used. (PDF of Page 4 will be scanned as an A4 but the original is an A3 sheet with scale indicated at the bottom.) Page 5 has detailed construction notes which should be consulted for full details of the development. All measurements given are in millimetres.

8. Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway? ☐ Yes ☒ No

Is a new or altered pedestrian access proposed to or from the public highway? ☐ Yes ☒ No

Are there any new public roads to be provided within the site? ☐ Yes ☒ No

Are there any new public rights of way to be provided within or adjacent to the site? ☐ Yes ☒ No

Do the proposals require any diversions/extinguishments and/or creation of rights of way? ☐ Yes ☒ No

9. Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces? ☐ Yes ☒ No

## 10. Trees and Hedges

Are there trees or hedges on the proposed development site?

☐ Yes ☒ No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

☐ Yes ☒ No

**If Yes to either or both of the above, you may need to provide a full tree survey, at the discretion of your local planning authority. If a tree survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to design, demolition and construction - Recommendations'.**

## 11. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Check the location on the Government's Flood map for planning. You should also refer to national standing advice and your local planning authority requirements for information as necessary.)

☐ Yes ☒ No

**If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.**

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

☐ Yes ☒ No

Will the proposal increase the flood risk elsewhere?

☐ Yes ☒ No

**How will surface water be disposed of?**

☐ Sustainable drainage system

☐ Existing water course

☒ Soakaway

☐ Main sewer

☐ Pond/lake

## 12. Biodiversity and Geological Conservation

**Is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?**

**To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.**

a) Protected and priority species:

- ☐ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☒ No

b) Designated sites, important habitats or other biodiversity features:

- ☐ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☒ No

c) Features of geological conservation importance:

- ☐ Yes, on the development site  
☐ Yes, on land adjacent to or near the proposed development  
☒ No

## 13. Foul Sewage

Please state how foul sewage is to be disposed of:

13. Foul Sewage

- ☐ Mains Sewer
- ☐ Septic Tank
- ☐ Package Treatment plant
- ☐ Cess Pit
- ☒ Other
- ☐ Unknown

Other

No foul sewage will be created and so disposal is not an issue. Manure will be composted.

Are you proposing to connect to the existing drainage system? ☐ Yes ☒ No ☐ Unknown

14. Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste? ☐ Yes ☒ No

Have arrangements been made for the separate storage and collection of recyclable waste? ☐ Yes ☒ No

15. Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste? ☐ Yes ☒ No

16. Residential/Dwelling Units

Please note: This question has been updated to include the latest information requirements specified by government. Applications created before 23 May 2020 will not have been updated, please read the 'Help' to see details of how to workaround this issue.

Does your proposal include the gain, loss or change of use of residential units? ☐ Yes ☒ No

17. All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace? ☒ Yes ☐ No  
Note that 'non-residential' in this context covers all uses except Use Class C3 Dwellinghouses.

Please add details of the Use Classes and floorspace.

Following changes to Use Classes on 1 September 2020: The list includes the now revoked Use Classes A1-5, B1, and D1-2 that should not be used in most cases. Also, the list does not include the newly introduced Use Classes E and F1-2. To provide details in relation to these or any 'Sui Generis' use, select 'Other' and specify the use where prompted. Multiple 'Other' options can be added to cover each individual use. View further information on Use Classes.

Use Class	Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
Other Please see Page 6 attached for full details of the loss and gains.	0	0	0	0
Total	0	0	0	0

Loss or gain of rooms

For hotels, residential institutions and hostels please additionally indicate the loss or gain of rooms:

18. Employment

Are there any existing employees on the site or will the proposed development increase or decrease the number of employees? ☐ Yes ☒ No

## 19. Hours of Opening

Are Hours of Opening relevant to this proposal?

☐ Yes ☒ No

## 20. Industrial or Commercial Processes and Machinery

Does this proposal involve the carrying out of industrial or commercial activities and processes?

☐ Yes ☒ No

Is the proposal for a waste management development?

☐ Yes ☒ No

**If this is a landfill application you will need to provide further information before your application can be determined. Your waste planning authority should make it clear what information it requires on its website**

## 21. Hazardous Substances

Does the proposal involve the use or storage of any hazardous substances?

☐ Yes ☒ No

## 22. Site Visit

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

☒ Yes ☐ No

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

- ☐ The agent  
☒ The applicant  
☐ Other person

## 23. Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☒ Yes ☐ No

**If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):**

**Officer name:**

Title

First name

Surname

Reference

Date (Must be pre-application submission)

Details of the pre-application advice received

See attached email correspondence for full details.  
Advice was to confirm current use class of whole property.  
Officer confirmed the class is unchanged and remains agricultural.

## 24. Authority Employee/Member

**With respect to the Authority, is the applicant and/or agent one of the following:**

- (a) a member of staff  
(b) an elected member  
(c) related to a member of staff  
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

☐ Yes ☒ No

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

## 25. Ownership Certificates and Agricultural Land Declaration

### CERTIFICATE OF OWNERSHIP - CERTIFICATE B - Town and Country Planning (Development Management Procedure) (England) Order 2015 Certificate under Article 14

I certify/The applicant certifies that:

- ☒ I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner\* and/or agricultural tenant\*\* of any part of the land or building to which this application relates; or
- ☐ The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners\* and/or agricultural tenants\*\*.

\* 'owner' is a person with a freehold interest or leasehold interest with at least 7 years to run. \*\* 'agricultural tenant' has the meaning given in section 65(8) of the Town and Country Planning Act 1990.

Owner/Agricultural Tenant

Name of Owner/Agricultural Tenant	
Number	4
Suffix	
House Name	
Address line 1	Rottington Road
Address line 2	Sandwith
Town/city	Whitehaven
Postcode	CA289UW
Date notice served (DD/MM/YYYY)	17/02/2021

Person role

- ☒ The applicant
- ☐ The agent

Title	Mrs
First name	Paula
Surname	Irving
Declaration date (DD/MM/YYYY)	17/02/2021

☒ Declaration made

## 26. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information. I/we confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. ☒

Date (cannot be pre-application) 24/02/2021