



planning.general@gravesham.gov.uk / 01474 33 73 91
 Civic Centre, Windmill Street, Gravesend DA12 1AU

Application to determine if prior approval is required for a proposed: Erection, Extension or
 Alteration of a Building for Agricultural or Forestry use

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as
 amended) - Schedule 2, Part 6

Publication of applications on planning authority websites

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

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

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

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

Duncan

Surname

Slade

Company Name

Address

Address line 1

Forestry England

Address line 2

Santon Downham

Address line 3

Town/City

Brandon

County

Suffolk

Country

Postcode

IP27 0TJ

Are you an agent acting on behalf of the applicant?

- ☐ Yes
- ☒ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

The Proposed Building

Please indicate which of the following are involved in your proposal

- ☒ A new building
- ☐ An extension
- ☐ An alteration

Please describe the type of building

A purpose-built facility to support the operational forestry work of Forestry England in managing this site and surrounding parts of the forest estate by providing mess facilities and administration space of approximately 112m2 of floor space. The proposed building will be single storey modular construction and externally clad in timber.

Please state the dimensions of the building

Length

12.8

metres

Height to eaves

2.8

metres

Breadth

8.7

metres

Height to ridge

3.5

metres

Please describe the walls and the roof materials and colours

Walls

Materials

Flat plastisol coated steel sheet wall panels with Thermowood cladding externally.

External colour

Brown (natural timber finish)

Roof

Materials

Profile steel composite insulated sheeting.

External colour

Albatross grey

Has an agricultural building been constructed on this unit within the last two years?

☐ Yes

☒ No

Would the proposed building be used to house livestock, slurry or sewage sludge?

☐ Yes

☒ No

Would the ground area covered by the proposed agricultural building exceed 1000 square metres?

☐ Yes

☒ No

Please note: If the ground area covered exceeds 1000 square metres it will not qualify as Permitted Development and an application for Planning Permission will be required.

Has any building, works, pond, plant/machinery, or fishtank been erected within 90 metres of the proposed development within the last two years?

☐ Yes

☒ No

The Site

What is the total area of the entire agricultural unit? (1 hectare = 10,000 square metres)

145.0

Scale

Hectares

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

1 or more

Hectares

How long has the land on which the proposed development would be located been in use for agriculture for the purposes of a trade or business?

Years

100

Months

1

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

☒ Yes

☐ No

If yes, please explain why

Please note that the proposed development is being sought under Class E (a) of the The Town and Country Planning (General Permitted Development) (England) Order 2015 as being reasonably necessary for the purposes of forestry.

The proposed building will provide a purpose-built facility to support the operational forestry work of Forestry England in managing this site and surrounding parts of the forest estate by providing welfare, mess facilities and administration space.

Is the proposed development designed for the purposes of agriculture?

- ☒ Yes
☐ No

If yes, please explain why

The proposed building has been designed to meet the operational needs of Forestry England.

The new building will provide a fit-for-purpose modern facility that is essential for the continued operational management of the public forest estate in the East District, specifically at Jeskyns but also nearby forestry plantations and has been sensitively designed and sited to fit within the context of the existing site in terms of form, operational need and ecological impact.

The design of the proposed building has been has sought to limit impact on the character and appearance of the locality including local landscape impacts. There will be no adverse impact on local amenity. There are no changes to numbers or frequency of vehicle movements associated with this proposal. No significant adverse ecological impacts are identified, and enhancement measures are proposed in accordance with the Preliminary Ecological Assessment. The removal of the existing redundant grain silos on the site will actively enhance the visual appearance and amenity of the site.

The proposal is believed to be compatible and broadly in alignment with local and national planning policy.

Does the proposed development involve any alteration to a dwelling?

- ☐ Yes
☒ No

Is the proposed development more than 25 metres from a metalled part of a trunk or classified road?

- ☒ Yes
☐ No

What is the height of the proposed development?

3.5

Metres

Is the proposed development within 3 kilometres of an aerodrome?

- ☐ Yes
☒ No

Would the proposed development affect an ancient monument, archaeological site or listed building or would it be within a Site of Special Scientific Interest or a local nature reserve?

- ☐ Yes
☒ No

Site Visit

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

- ☐ Yes
☒ No

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

- ☐ The agent
☐ The applicant
☒ Other person

If Other has been selected, please provide contact details:

Title

***** REDACTED *****

First name

***** REDACTED *****

Surname

***** REDACTED *****

Phone Number

***** REDACTED *****

Email

***** REDACTED *****

Declaration

I/We hereby apply for Prior Approval: Building for agricultural/forestry use as described in the questions answered, details provided, 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.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Duncan Slade

Date

15/09/2023