DEVELOPMENT SERVICES
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Derbyshire DE5 3BT
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Application to determine if prior approval is required for a proposed: Formation, Alteration or Maintenance of Private Ways 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

Agricultural Land off Green Lane

Address Line 1

Mugginton

Address Line 2

Ashbourne

Address Line 3

Derbyshire

Town/city

Ashbourne

Postcode

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

Easting (x)

428649

Northing (y)

342540

Description

Agricultural Holding / Farm

Applicant Details

Name/Company

Title

Mr

First name

Steven

Surname

Leslie

Company Name

Address

Address line 1

Mole End

Address line 2

Taghole Lane

Address line 3

Mugginton

Town/City

Ashbourne

County

Derbyshire

Country

Postcode

DE6 4PN

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Contact Details

Primary number

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

James

Surname

Filer

Company Name

Filer Williamson Limited

Address

Address line 1

Unit 1 & 2, Windlehill Farm

Address line 2

Tythe Barn Lane

Address line 3

Sutton on the Hill

Town/City

Ashbourne

County

Derbyshire

Country

United Kingdom

Postcode

DE6 5JH

Contact Details

Primary number

***** REDACTED ******

Secondary number

***** REDACTED ******

Fax number

Email address

***** REDACTED ******

Proposed Road

Please indicate whether your proposal involves the following

- [x] A new road
- [ ] Alteration of an existing road or highway

Dimensions of the proposed road

Length

156.0 Metres

Width

3.0 Metres

Surface materials of the proposed road

Materials

The subsurface will be filled with larger diameter quarry tiling`s, the top finished with smaller diameter quarry tiling's creating a finished agricultural track

Colour

Natural Stone

The Site

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

107.0

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

0

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

- [x] Yes
- [ ] No

If yes, please explain why

In part the Agricultural Track exists already, the proposal as per the submitted supporting Location Plan is to expand / extend the Agricultural Track to the fields southern boundary where it meets adjoining fields in the Applicants Ownership.

Where the track is to be located there already existing wheeling's / ruts where Agricultural Vehicles and Machinery have used the (Grass Track) over the years.

In the winter months when the (Grass Track) existing route lies wet, the wheeling`s / ruts hold water and the grass track can become impassable, the grass track route has been used by the applicant for years as a route to get to fields to the lands southern boundary and also to take silage / fodder to livestock that graze the land.

The Agricultural Track will allow the Applicant to use the track all year around to undertake land management operations and feed livestock.

In the winter months when the Grass Track lies wet, it is hard work and sometimes impassable, making farming operations difficult.

The Agricultural Track will allow the farming operations to be more sustainable all year around, by not damaging the surface of the land.

In addition to the above the Agricultural Track will reduce the amount of debris / mud brought onto the Public Highway.

Is the proposed development designed for the purposes of agriculture?

- [x] Yes
- [ ] No

If yes, please explain why

The Agricultural Track is designed to lend it`s self to the topography of the ground, it does not hinder the agricultural area of the land parcel / field i.e. the land can still be used for agricultural purposes and the position of the Agricultural Track makes use of the existing access to the land parcel / field from the Public Highway

Does the proposed development involve any alteration to a dwelling?

- [ ] Yes
- [x] No

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

- [x] Yes
- [ ] No

What is the height of the proposed development?

0.0 Metres

Is the proposed development within 3 kilometres of an aerodrome?

◯ Yes
⊘ No

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

◯ Yes
⊘ No

Site Visit

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

⊘ Yes
◯ No

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

⊘ The agent
◯ The applicant
◯ Other person

Declaration

I/We hereby apply for Prior Approval: Private road 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

James Filer

Date

30/12/2025