DEVELOPMENT SERVICES
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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

Agricultural Land off Bridle Lane

Address Line 1

Bridle Lane

Address Line 2

Upper Hartshay

Address Line 3

Town/city

Ripley

Postcode

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

Easting (x)

437834

Northing (y)

350766

Description

Agricultural Holding / Land

Applicant Details

Name/Company

Title

Mr

First name

Tom

Surname

Lee

Company Name

Address

Address line 1

Tunnel Cottage

Address line 2

Lynam Road

Address line 3

South Wingfield

Town/City

Alfreton

County

Derbyshire

Country

Postcode

DE55 7LS

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant 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

GB

Postcode

DE6 5JH

Contact Details

Primary number

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

Secondary number

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

Fax number

Email address

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

The Proposed Building

Please indicate which of the following are involved in your proposal

- [x] A new building
- [ ] An extension
- [ ] An alteration

Please describe the type of building

The Agricultural Building will be of portal frame design and construction, the building is designed to be located within the site application area, whilst making the most of the its positioning.

Please state the dimensions of the building

Length

36.57 metres

Height to eaves

4.87 metres

Breadth

13.89 metres

Height to ridge

6.51 metres

Please describe the walls and the roof materials and colours

Walls

Materials

Lower Walls: 2m Concrete Beams
Upper Walls: Yorkshire Boarding

External colour

Lower Walls: Natural Gray
Upper Walls: Brown

Roof

Materials

Fibre Cement Roof Sheets

External colour

Green / Gray

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 building exceed:
- 1,250 square metres (where the agricultural unit is under 5 hectares)
- 1,500 square metres (where the agricultural unit is 5 hectares or more)

◯ Yes
⊘ No

NOTE: If the ground area covered exceeds the square metre limit 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

Would the erection, extension, or alteration be carried out on land or a building that is, or is within the curtilage of, a scheduled monument?

◯ Yes
⊘ No

The Site

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

52.0

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?

⊘ Yes
◯ No

If yes, please explain why

The Agricultural Building is required in order that the Applicant can store Hay / Silage & Straw that is used on the Holding as well as Agricultural
Equipment & Machinery.

Hay / Silage & Straw that is produced on the Holding or brought in, is used by the Applicant, sometimes it is also stored and sold throughout the year to local farmers, it is currently outside and in temporary storage, this degrades the produce and the associated costs of transportation add unnecessary pressure in time and money to the farming business.

This is unsustainable, the proposed General Purpose Agricultural Building will allow the Applicant to store the produce as well as there Agricultural Machinery and Equipment in a secure, clean dry environment.

Is the proposed development designed for the purposes of agriculture?

- [x] Yes
- [ ] No

If yes, please explain why

The proposed General Purpose Agricultural Building is of standard Agricultural Design and Construction Type, using standard materials.

The proposed building is designed for its intended use and location.

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?

6.5	Metres

Is the proposed development within 3 kilometres of an aerodrome?

- [ ] Yes
- [x] 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
- [x] No

Site Visit

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

- [x] Yes
- [ ] No

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

- [x] The agent
- [ ] The applicant
- [ ] Other person

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

James Filer

Date

01/06/2026