

CW07 / 3940 / F

Planning Application - part 1



HEREFORDSHIRE
COUNCIL

A1. Applicant Details

Organisation

Marshall Business Centre

Name

Title

Forename

Surname

Mr

R

Marshall

A1.1 Address Details

Name or flat number

Property number or name

Street

Locality

Town

County

Postal Town

Postcode

Marshall Business Centre

Faraday Road

Westfields

Hereford

HR4 9AA 9WS

A1.2 Communication Details

Nat Code

Extn No.

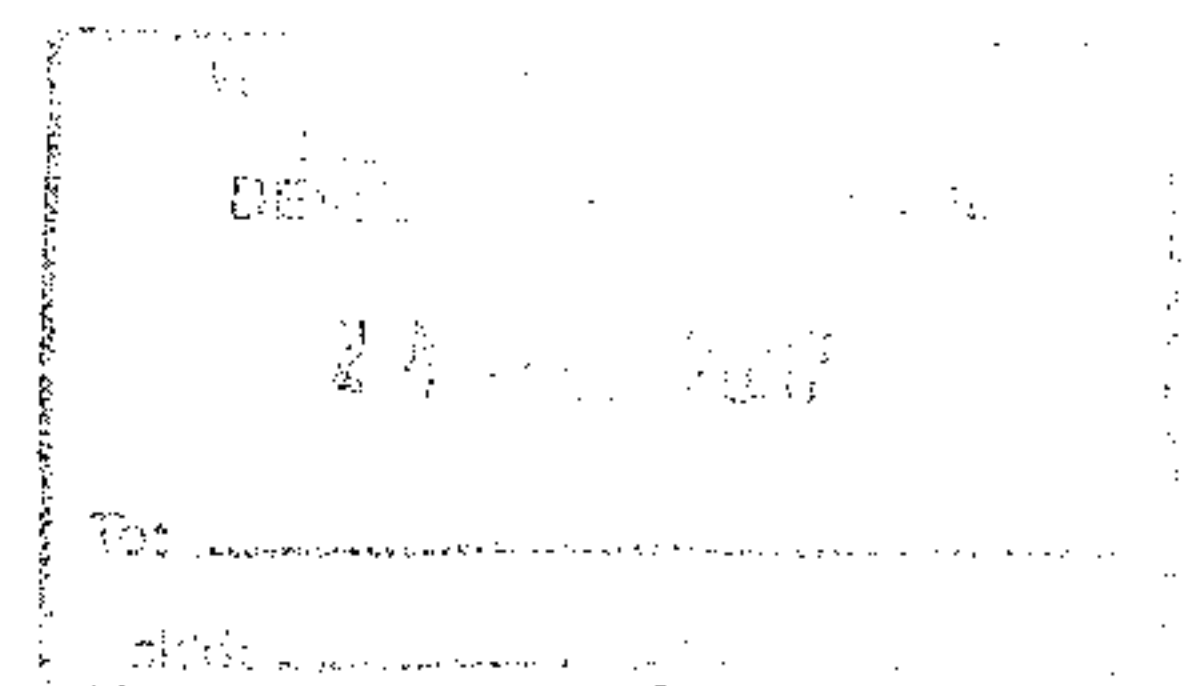
Telephone No.

Daytime Telephone No.

Fax No.

Email Address

DX Number



A2. Agent Details

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Organisation

Stephen Potter Architectural & Building Services Ltd

Name**Title****Forename****Surname**

Mr

Stephen

Potter

A2.1 Address Details**Name or flat number****Property number or name****Street****Locality****Town****County****Postal Town****Postcode**

Pomona Office, Pomona Drive,

Kings Acre Road

Hereford

Herefordshire

Herefordshire & Worcestershire

HR4 0SN

A2.2 Communication Details**Nat Code****Extn No.****Telephone No.**

01432264582

Daytime Telephone No.

01432264582

Fax No.

01432264582

Email Address

steve.potter6@btconnect.com

DX Number

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1. Site Address Details

1.1 Address Details

Name or flat number

Property number or name

Street

Locality

Town

County

Postal Town

Postcode

UPRN

Location

Marshall Business Centre
Westfields Trading Estate
HEREFORD
HR4 9NS
0
Grid Reference SO 5033 4112

2. Description of the Proposed Development

Development Description

Proposed development of two buildings for small business B2 & B8 use

3. Type of Application

Type

- ☐ Outline
☐ Approval of Reserved Matters
☒ Full
☐ Renewal of temporary permission
☐ Renewal of unexpired permission
☐ Removal of Condition
☐ Variation of Condition

Outline or Reserved Matters Applications.

Following recent legislation changes to outline permission please read the help-text for new requirements.

Reference Number of existing application

Date of previous decision (yyyy-mm-dd)

Condition Number

Layout (Previously Siting)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Scale (Previously Design)	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
External Appearance	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Means of Access	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Landscaping	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No

Proposal Type

New building(s) ☒ Yes ☐ No

Alteration or Extension to building(s) ☐ Yes ☒ No
 Change of use ☐ Yes ☒ No
 Demolition ☐ Yes ☒ No
 Other operations ☐ Yes ☒ No

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4. Access

Is existing access affected?

Pedestrian ☐ Yes ☒ No
 Vehicular ☐ Yes ☒ No

Is a new access type proposed?

Pedestrian ☐ Yes ☒ No
 Vehicular ☐ Yes ☒ No

Disability Access

Good disability access and provision for one disabled parking space per unit.

5. Other Information

A. Planting of trees, shrubs or hedges

☐ Yes ☒ No

B. Lopping or topping of trees or the removal of trees shrubs or hedges

☐ Yes ☒ No

C. Storage of waste

☐ Yes ☒ No

6. Public Rights Of Way

Do you propose to alter or divert a Public Right of Way?

☐ Yes ☒ No

Is the site adjacent to a Public Right Of Way?

☐ Yes ☒ No

Describe the proposed alteration of the Public Right of Way

7. Materials

Walls

Plastisol coated steel sheet, box profile

Roof

Plastisol coated steel sheet, box profile

Site boundaries (fences, walls, etc.), driveways, paved areas and other hard surfaced areas

All existing site boundaries, fences and hedges remain unaffected.

8. Site Area & Floor Space

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Site Area

0.531

Units

☐ square metres

☒ hectares

Width of site frontage

38.7

metres

Is the application for new building works?

☒ Yes ☐ No

Please state the existing floorspace of the building

0

sq.m

Please state the proposed new floorspace

465

sq.m

Is the proposal for a change of use?

☐ Yes ☒ No

Please state the floorspace related to the change of use

0

sq.m

Does the proposal involve the removal or demolition of any part of the existing building?

☐ Yes ☒ No

Description of removal/demolition

9. Existing Uses

Current use of land or building

Industrial Business Park

If vacant what was the land or building last used for?

10. Residential Information

Select the type of land the development is on

☒ Brown-field

☐ Green-field
☐ Part Greenfield, Part
 Brownfield
☐ Don't Know
☒ Yes ☐ No

Is the number of residential units changing?

If Yes, fill out the table below:

	Existing	Proposed	Net Gain
Houses or Bungalows	0	0	0
Flats/Maisonettes/Apartments	0	0	0
Bedsits	0	0	0
Other	0	0	0

11. Interest

State the applicant's interest in the land

☒ Owner
☐ Lessee
☐ Prospective purchaser
☐ Other

If Other give details

Does the applicant own or control any adjoining land?

☐ Yes ☒ No

Has any part of the site been in council ownership?

☐ Yes ☒ No

12. Height

State the height of the new development

5.9

metres

13. Car Parking

Please fill out the car parking space details in the table below:

	Existing	Proposed	Net Gain
Car Spaces	36	52	16
Goods Vehicle Spaces	0	0	0
Cycle Spaces	0	4	4
Disability Spaces	0	4	4

14. Drainage

State method of disposal for surface water

To mains storm sewer or soakaway if percolation tests permit

State method of disposal for foul sewage

To mains foul sewer

If septic tanks are used, have the ground conditions been investigated? If "Yes" submit the details with the application

☐ Yes ☒ No

15. Previous Applications

Any previous known applications for this proposal?

☐ Yes ☒ No

Reference Number

Date of Application (yyyy-mm-dd)

16. Details

Has the proposal for works or development already been carried out?

☐ Yes ☒ No

Is the application for any of the following purposes listed below?

Industry

☒ Yes ☐ No

Office

☐ Yes ☒ No

Warehousing

☐ Yes ☒ No

Storage

☒ Yes ☐ No

Shopping

☐ Yes ☒ No

Any commercial use involving staff/parking/operating hours

☒ Yes ☐ No

Planning Application - part 2**17. Industrial Or Commercial Processes and Machinery**

Describe processes carried out and the end products

Not yet known

What type of machinery will be installed?

Not yet known

18. Related Development

Is the proposal related to any of the following:

An existing use on or nearby the site, or elsewhere

☒ Yes ☐ No

If Yes give details

Business Centre

A larger scheme for which planning permission is not yet sought

☐ Yes ☒ No

If Yes give details

19. Floorspace

Please complete the floorspace details in m2 in the table below:

	Existing	Lost or removed	Proposed	Total
Shop	0	0	0	0
Professional / Financial services (Bank, Estate Agent, etc)	0	0	0	0
Restaurant/Cafe	0	0	0	0
Offices	0	0	0	0
Industrial	0	0	465	465
Warehouse	0	0	0	0
Hotel / Hostel / Nursing home	0	0	0	0
Other	0	0	0	0
Total	0	0	465	465

20. Employment

Please complete the employee details table below:

	Full Time	Part Time	Total
Existing Employees	0	0	0
Proposed Employees	0	0	0
Total	0	0	0

21. Traffic Flow

How many vehicles will visit the site during a normal working day. Please complete the Traffic flow details table below:

	Existing	New	Total
Employees vehicles	<input type="text" value="0"/>	<input type="text" value="0"/>	<input type="text" value="0"/>
HGV's	<input type="text" value="0"/>	<input type="text" value="0"/>	<input type="text" value="0"/>
Other vehicles	<input type="text" value="0"/>	<input type="text" value="0"/>	<input type="text" value="0"/>

22. Servicing

What provisions will be made for loading, unloading and turning vehicles within the site?

The site has a one way traffic system which is adequate for articulated lorries if necessary. The proposals will not affect the traffic flow around the site.

23. Hours Of Working / Opening

23. 1 Working

Please specify the working hours (hh:mm) in the table below:

	Existing From	To	Proposed From	To
Monday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Tuesday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Wednesday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Thursday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Friday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Saturday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Sunday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

23. 2 Opening

Please specify the opening hours (hh:mm) in the table below:

	Existing From	To	Proposed From	To
Monday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Tuesday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Wednesday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Thursday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Friday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Saturday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Sunday	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>

24. Hazardous Substances

Please state the nature, volume and means of disposal of trade effluents or waste

None

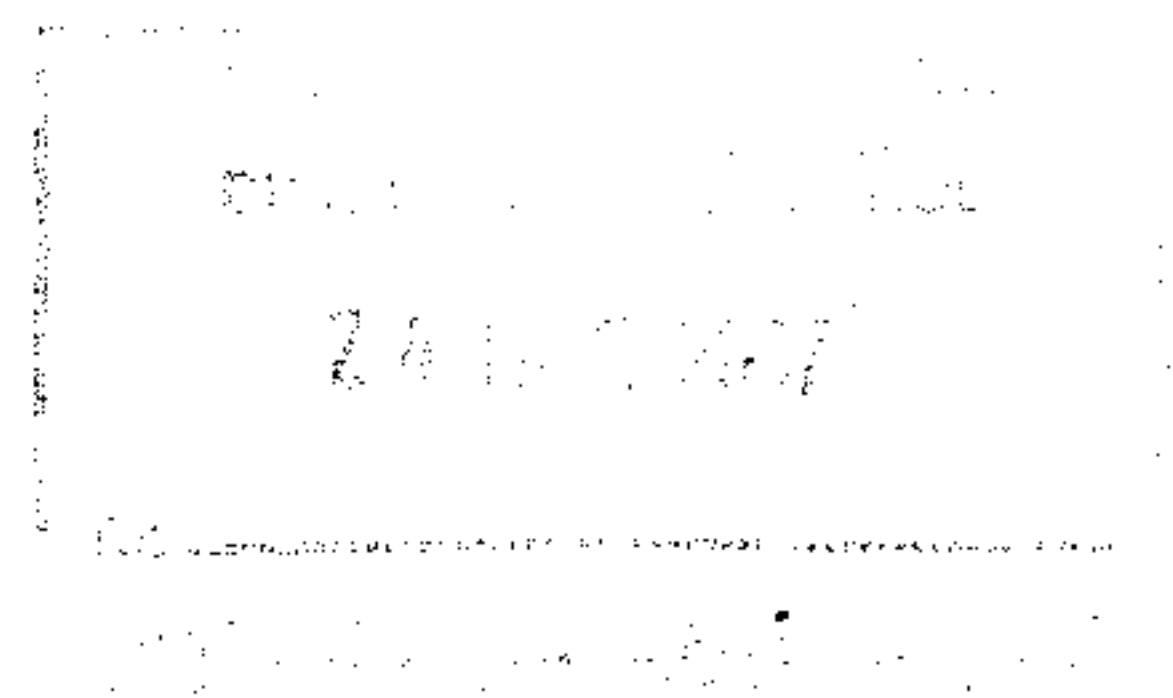
Does the proposal involve the storage of Hazardous Substances?

☐ Yes ☒ No

If Yes, please specify the hazardous material and the quantity stored in tonnes.

Signature

Electronically submitted; no signature required.



Certificate A**C W 0 7 / 3 9 4 0 / F**

I certify that:

on the day 21 days before the date of the accompanying application nobody, except the applicant, was the owner of any part of the building/land to which the application relates.**Signatory**

Signatory

Title

Forename

Surname

Mr

R

Marshall

Signature

Electronically submitted; no signature required.

Date (yyyy-mm-dd)

2007-12-21

Under the provisions of the Planning Acts, if any person issues a certificate which purports to comply with the requirements of this Act and contains a statement which he knows to be false or misleading in a material particular, he shall be guilty of an offence. Please ensure that the information you have provided is accurate.

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Agricultural Holdings Certificate

☒ None of the land to which the application relates is, or is part of, an agricultural holding. ☐ I have/the applicant has given the requisite notice to every person other than my/him/herself who, on the day 21 days before the date of this application was a tenant of an agricultural holding on all or part of the land to which the application relates as follows:

Signatory

Signatory

Title

Forename

Surname

Mr

R

Marshall

Signature

Electronically submitted; no signature required.

Date (yyyy-mm-dd)

2007-12-21

Under the provisions of the Planning Acts, if any person issues a certificate which purports to comply with the requirements of this Act and contains a statement which he knows to be false or misleading in a material particular, he shall be guilty of an offence. Please ensure that the information you have provided is accurate.