

County of Herefordshire District Council
Planning Services
PO Box 230
Blueschool House
Blueschool Street
Hereford
HR1 22B

Application for Planning Permission. Town and Country Planning Act 1990

You can complete and submit this form electronically via the Planning Portal by visiting www.planningportal.gov.uk/apply 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.

Please complete using block capitals and black ink.

1. Applicant Name and Address

It is important that you read the accompanying guidance notes as incorrect completion will delay the processing of your application.

2. Agent Name and Address

last and last	
Last name: MORFELL	Last name: Buch
(optional):	Company (optional): A J LOWTHER & SOULED
Unit: House number: House suffix:	Unit: House House suffix:
House name: THE OLD MILL	House name:
Address 1: Merston	Address 1: The Factory
Address 2:	Address 2: Address 2: Address 2:
Address 3:	Address 3:
Town: ROSS ON WYE	Town: Ross On WYE
County: HEREFORDSHIRE	County: HEREFERDS-IRE
Country:	Country:
Postcode: HR9 GHF	Postcode: HR9 GDF
3. Description of the Proposal	f
Please describe the proposed development, including any change of	or use:
END EXTENSION TO THE EX	HEREFORDPHIRE COUNTY OF THE PLANTING SECURICES PLANTING SECURICES DEVELOPMENT CONCENTRAL DE
	2 7 DEC 2012
	To
Has the building, work or change of use already started?	Yes No
If Yes, please state the date when building, work or use were started (DD/MM/YYYY):	(date must be pre-application submission)
Has the building, work or change of use been completed?	Yes No
If Yes, please state the date when the building, work or change of use was completed: (DD/MM/YYYY):	(date must be pre-application submission)
	\$Date:: 2012-07-17 #\$ \$Revision: 4636 \$

4. Site Address Details	5. Pre-application Advice
Please provide the full postal address of the application site.	Has assistance or prior advice been sought from the local
Unit: House House suffix:	authority about this application?
House Not Correct Mot Correct	If Yes, please complete the following information about the advice you were given. (This will help the authority to deal with this
Address 1: THE OLD BORN	application more efficiently). Please tick if the full contact details are not
Address 2: 2 Ross Ross	known, and then complete as much as possible:
Address 3:	Officer name:
Town: ROSS ON WYE	
County: HEREFORDSHIRE	Reference:
Postcode (optional):	
Description of location or a grid reference. (must be completed if postcode is not known):	Date (DD/MM/YYYY): (must be pre-application submission)
Easting: 355082 Northing: 217653	Details of pre-application advice received?
Description:	[1
[L	
6. Pedestrian and Vehicle Access, Roads and Rights of Way	7. Waste Storage and Collection
Is a new or altered vehicle access proposed	Do the plans incorporate areas to store
to or from the public highway? Yes No	and aid the collection of waste? Yes Vo
Is a new or altered pedestrian access proposed to or from	If Yes, please provide details:
the public highway?	
Are there any new public roads to be provided within the site?	
Are there any new public	
rights of way to be provided within or adjacent to the site? Yes V No	
Do the proposals require any diversions	Have arrangements been made
/extinguishments and/or creation of rights of way?	for the separate storage and collection of recyclable waste? Yes No
If you answered Yes to any of the above questions, please show details on your plans/drawings and state the reference of the plan	If Yes, please provide details:
(s)/drawings(s)	
8. Authority Employee / Member	
With respect to the Authority, I am: (a) a member of staff	Do any of these statements apply to you? Yes Vo
(b) an elected member (c) related to a member of staff	<i>.</i>
(d) related to an elected member	
If Yes, please provide details of the name, relationship and role	

fapplicable, please sta	te what materials are to be	used externally. Incl	ude type, colour and name fo	or each material:		
	Existing (where applicable)		Proposed	-	Not applicable	Don' Knov
Walls	Pareces Pareces Cace: Merc		PALES COLOR M	-		
Roof	COMPOSITE CO POWELS COOR! MERC		COUPOSITE PAIRLS GOUR: ME	a cooping		
Windows					7	
Doors	ROLLER SHLIM 4 SILGLE PER DOOR.		EXISTING RO POOR & SINGL DOOR TO BE T			
Boundary treatments (e.g. fences, walls)						
Vehicle access and hard-standing					7	
Lighting					V	
Others (please specify)					Ø	
If Yes, please state refe	rences for the plan(s)/draw	ing(s)/design and acc	eg(s)/design and access state			_ No
 Vehicle Parkin Please provide information 	g mation on the existing and	d proposed number o	of on-site parking spaces:			
Type of Vehic	le Tota Existir		otal proposed (including spaces retained)	Difference in spaces		
Cars	23		23	0		**
Light goods vehi public carrier veh Motorcycles	nicles					
Disability space					 -	
Cycle spaces	;					
Other (e.g. Bu	s)					_
Other (e.g. Bu	s)					

9. Materials

11. Foul Sewage	12. Assessment of Flood Risk					
- Please state how foul sewage is to be disposed of:	Is the site within an area at risk of flooding? (Refer to the					
Mains sewer Cess pit	Environment Agency's Flood Map showing flood zones 2 and 3 and consult Environment Agency standing advice and your local planning authority requirements for information as necessary.)					
Septic tank Other	Yes No					
Package treatment plant	If Yes, you will need to submit a Flood Risk Assessment to consider the risk to the proposed site.					
Are you proposing to connect to the existing drainage system? Yes No	is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)? Yes No					
if Yes, please include the details of the existing system on the application drawings and state references for the	Will the proposal increase the flood risk elsewhere? Yes No					
plan(s)/drawing(s):	How will surface water be disposed of?					
1/2	Sustainable drainage system Existing watercourse					
	Soakaway Pond/lake					
	Main sewer					
13. Biodiversity and Geological Conservation	14. Existing Use					
	Please describe the current use of the site:					
To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable	MOT, SERVICING & REPDIR OF VEHICLES					
likelihood that any important biodiversity or geological conservation features may be present or nearby and whether	VEHICLES					
they are likely to be affected by your proposals.						
Having referred to the guidance notes, is there a reasonable likelihood of the following being affected adversely or conserved	is the site currently vacant? Yes No					
and enhanced within the application site, or on land adjacent to or near the application site?	If Yes, please describe the last use of the site:					
a) Protected and priority species: Yes, on the development site						
Yes, on land adjacent to or near the proposed development						
No No	When did this use end (if known)? DD/MM/YYYY					
b) Designated sites, important habitats or other biodiversity	(date where known may be approximate)					
features: Yes, on the development site	Does the proposal involve any of the following? If yes, you will need to submit an appropriate contamination assessment with your application.					
Yes, on land adjacent to or near the proposed development	Land which is known to be contaminated? Yes No					
✓ No						
c) Features of geological conservation importance:	Land where contamination is suspected for all or part of the site? Yes No					
Yes, on the development site	A proposed use that would					
Yes, on land adjacent to or near the proposed development	be particularly vulnerable to the presence of contamination?					
₩ No						
15. Trees and Hedges	16. Trade Effluent					
Are there trees or bedges on the	Does the proposal involve the need to dispose of trade effluents, or waste?					
proposed development site? Yes No And/or: Are there trees or hedges on land adjacent to the	dispose of trade effluents or waste? If Yes, please describe the nature, volume and means of disposal					
proposed development site that could influence the	of trade effluents or waste					
of the local landscape character?	DISPOSED OF INLINE WITH					
If Yes to either or both of the above, you <u>may</u> need to provide a full Tree Survey, at the discretion of your local planning authority. If a	DISPOSED OF INLINE WITH					
Tree Survey is required, this and the accompanying plan should be submitted alongside your application. Your local planning	ENVIRONMENTAL LOW!					
authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to	1					
	• •					

17. Residential Ur Does your proposal in If Yes, please complete	clude th	e gai	in, los:	s or ch	ange	of use of r	residen ow:	tial units? Yes	N.	N O					
Proposed Housing								Existi	ing l	lous	ing	-			
Market Housing	Not known		Numt				Total	Market Housing	Not		Numi				Total
Houses	KHOWIII		2	3	4+	Unknown		Houses	known	<u> </u>	2	3	<u> 4+</u> 	Unknown	1
Flats and maisonettes						<u>. </u>		Flats and maisonettes						<u> </u>	1
Live-work units			İ		<u> </u>			Live-work units			-				
			1					Cluster flats					 	 	
Cluster flats		_			<u> </u>				-		-				
Sheltered housing			ļ					Sheltered housing		<u> </u>	-			<u> </u>	*
Bedsit/studios					-			Bedsit/studios			-		-	 -	
Unknown type	<u> </u>						Ú	Unknown type			<u> </u>	<u></u>		<u> </u>	9
	16	otals	(a + b)+(+	d+e	+ f + g) =				otals	(a + b	+ C +	a+e	+ f + g) =	
						·									T-4-1
Social Rented	Not known		Numl 2	per of		Unknown	Total	Social Rented	Not known	-	Numb 2	per or		unknown	Total
Houses			<u> </u>				 ن	Houses				Ť			a
Flats and maisonettes		_					40.2	Flats and maisonettes							
Live-work units								Live-work units							
Cluster flats							u i	Cluster flats		-					i :
Sheltered housing		_					.,	Sheltered housing			 				g)
Bedsit/studios							<i>ş</i> -	Bedsit/studios							<i>f</i>
Unknown type			ļ	 			273	Unknown type			 				j
Onkilowii type	<u></u>	ata la	/a . b		d : 0	+f+g)=	9 S	onknown type		otale	(a+b)		daa	$+f+q\rangle =$	F
		orais	(a + c		ите	+1+g) =				Utais	IO TU	T (T	итс	+1+g)-	,
Intermediate	Not known	1	Numl 2	ber of		ooms Unknown	Total	Intermediate	Not known		Numl 2	per of		ooms	Total
Houses —			 		71	OTINIOWII		Houses			 -		<u>''</u>	OHAHOVIII	1,1
Flats and maisonettes			-		-		Ų.	Flats and maisonettes			 				8
Live-work units			<u> </u>	-			- C	Live-work units			<u> </u>				6
Cluster flats		_	<u> </u>			<u></u>	:	Cluster flats						·	
Sheltered housing			+	-				Sheltered housing						 	6
Bedsit/studios		_	-	 -				Bedsit/studios			 			 	1
				_				Unknown type		_	<u> </u>			 -	
Unknown type	1 –	atale	(a + h	1464	d + 0	+f+g)=	3 - C	Olikilowii type	<u> </u>	otals	(a+b)	1+++	d+e	+f+g)=	5 6
		Julia	i (u T t	/ T L T	u i c	7719) –					10.0			1779/	<u> </u>
	Not		Numl	ber of	Bedr	ooms	Total	Key worker	Not		Numl	oer of			Total
Key worker	known	1	2	3	4+	Unknown		Key worker	known	1	2	3	4+	Unknown	<u> </u>
Houses								Houses		ļ		ļ		ļ	-:-
Flats and maisonettes			ļ <u>. </u>		<u> </u>		<u>.</u>	Flats and maisonettes	 				<u> </u>	<u> </u>	
Live-work units								Live-work units			ļ. <u>.</u>				
Cluster flats							-1	Cluster flats			ļ <u>.</u>				
Sheltered housing				L			-	Sheltered housing				!	<u> </u>		1 .
Bedsit/studios								Bedsit/studios							
Unknown type							· .	Unknown type							Ų.
	Т	otals	(a+b)) + <i>c</i> +	d+e	$+f+g\rangle =$			т	otals	(a + t) + c +	d + e	+ f + g) =	
Total proposed						+ D) =		Total existing	reside	ntial	units	(E -	+ F + C	5 + H) =	
TOTAL NET GAIN or	TOTAL NET GAIN or LOSS of RESIDENTIAL UNITS (Proposed Housing Grand Total - Existing Housing Grand Total):														

	Types of Developn			-		pace? Yes	No
	u have answered Yes to						
	se class/type of use	Not applicable	·	Gross internal to be lost by use or den (square n	floorspace change of nolition	Total gross internal floorspace proposed (including change of use)(square metres)	Net additional gross internal floorspace following development (square metres)
A1	Shops	Z					
	Net tradable area:						
A 2	Financial and professional services	V					
A3	Restaurants and cafes						
A4	Drinking establishmen	ts 🗹					
A5	Hot food takeaways						
B1 (a)	Office (other than A2)						
B1 (b)	Research and development	9					
81 (c)	Light industrial	V					
B2	General industrial		233~2			305 _→ 2	72~2
B8	Storage or distribution	+-					
Cl	Hotels and halls of residence	<u> </u>	<u> </u>				
C5	Residential institution	5 4					
Dì	Non-residential institutions	Non-residential institutions					
DΣ	Assembly and leisure						
OTHER	R						
Please Specify							
	Total	<u> </u>			<u> </u>		
	dition, for hotels, reside			<u> </u>		icate the loss or gain of re	ooms
Use class	Type of use Not applicable	Exist	ing rooms to be lo of use or demo	st by change lition	Total room ch	is proposed (including langes of use)	Net additional rooms
C1	Hotels 🗹						
	Residential Institutions						
OTHER Please		<u> </u>					
Specify		<u> </u>			<u>. </u>		
19. Em	ployment				 -	· · · · · · · · · · · · · · · · · · ·	······································
Please co	omplete the following in	format	tion regarding em	ployees:	·		
			Full-time	Part-	-time		l full-time uivalent
Ex	isting employees		3	٦,٠			.
Pro	posed employees		4			4	· · · · · · · · · · · · · · · · · · ·
20. Ho	urs of Opening						
	se state the hours of ope	ning fo	or each non-reside	ential use prop	osed:		
			y to Friday	Saturda		Sunday and Bank Holidays	Not known
MOST	- F	_ - 5	FRI	8-4		7/2	
	1	8-8	7-1-12-5				
21. Site	e Area					,	
	ate the site area in hect:	vroc (ha	0 075	20		•	

22. Industrial or Commercial Proce	sses and Machin	ery				
Please describe the activities and processes be carried out on the site and the end produplant, ventilation or air conditioning. Please type of machinery which may be installed or	cts including include the	ST, SERVING & REPDIR OF VEHICLES.				
Is the proposal a waste management develo	ppment? [Yes	No				
if the answer is Yes, please complete the foll	owing table:					
	ਰ including engl	pacity of the void in cubic metres, ineering surcharge and making no r cover or restoration material (or lid waste or litres if liquid waste)	Maximum annual operational throughput in tonnes (or litres if liquid waste)			
Inert landfill						
Non-hazardous landfill						
Hazardous landfill						
Energy from waste incineration						
Other incineration						
Landfill gas generation plant			_			
Pyrolysis/gasification						
Metal recycling site						
Transfer stations						
Material recovery/recycling facilities (MRFs)						
Household civic amenity sites						
Open windrow composting		<u>.</u>				
In-vessel composting						
Anaerobic digestion						
Any combined mechanical, biological and/ or thermal treatment (MBT)						
Sewage treatment works						
Other treatment						
Recycling facilities construction, demolition and excavation waste						
Storage of waste						
Other waste management						
Other developments						
Please provide the maximum annual operat	ional throughput of t	he following waste streams:				
Municipal						
Construction, demolition and e	excavation					
Commercial and indust	rial					
Hazardous			- handstand Norm			
if this is a landfill application you will need t planning authority should make clear what	o provide further info information it require	irmation before your application cal es on its website.	n be determined. Your waste			
23. Hazardous Substances						
Does the proposal involve the use or storage the following materials in the quantities state.		No Not applica	ble			
If Yes, please provide the amount of each su	bstance that is involv	ed:				
Acrylonitrile (tonnes)	Ethylene oxide (t	onnes)	Phosgene (tonnes)			
Ammonia (tonnes)	Hydrogen cyanide (t	onnes) Su	phur dioxide (tonnes)			
Bromine (tonnes)	Liquid oxygen (t	connes)	Flour (tonnes)			
Chlorine (tonnes)	quid petroleum gas (t	connes) Refine	d white sugar (tonnes)			
Other:		Other:				
Amount (tonnes):		Amount (tonnes):				

\$Dato:: 2012-07-77 #\$ \$Revision: 4636 \$

Or signed - Agent:	Date (DD/MM/YYYY
	Date (DD/MIN/1111
	20-12-12
CERTIFICATE OF OWNERSHIP - CERTIFICATE B lopment Management Procedure) (England) Order 201 /the applicant has given the requisite notice to everyone was the owner (owner is a person with a freehold interest or y to which this application relates.	else (as listed below) who, on the o
Address	Date Notice Served
Or signed - Agent:	Date (DD/MM/YYY
en to find out the names and addresses of the other owne least 7 years left to run)of the land or building, or of a part of	rs (owner is a person with a freehold of it , but ! have/ the applicant has
Address	Date Notice Served
	-
	ng date (which must not be earlier
uatea): tnan 21 days be	efore the date of the application):
Or signed - Agent:	Date (DD/MM/YYY
	Or signed - Agent: Or signed - Agent: CERTIFICATE OF OWNERSHIP - CERTIFICATE Celopment Management Procedure) (England) Order 201 sued for this application ten to find out the names and addresses of the other owner least 7 years left to run) of the land or building, or of a part of Address Address Address

24. Ownership Certificates (con	tinued)				
 Certify/ The applicant certifies that: Certificate A cannot be issued for All reasonable steps have been date of this application, was the 	or this application taken to find out to owner (owner is o	agement Proo the names and a person with a	HIP - CERTIFICATE D cedure) (England) Order 2010 Certi addresses of everyone else who, on freehold interest or leasehold interest of ve/ the applicant has been unable to	the day 21 days before the with at least 7 years left to	he run)
Notice of the application has been publicirculating in the area where the land is	ished in the follow s situated):	ving newspape	On the following date than 21 days before th	(which must not be earline date of the application	er 1):
Signed - Applicant:		Or signed - Ag	gent:	Date (DD/MM/Y	YYY):
25. Agricultural Land Declarati	on				
Town and Country Planning (Dev Agricul	elopment Manag	gement Proce	DECLARATION dure} (England) Order 2010 Certifi st Complete Either A or B	cate under Article 12	
(A) None of the land to which the applic	ation relates is, or	•		Date (DD BAAAA	200.
Signed - Applicant:		Or signed - Ag	gent:	Date (DD/MM/Y	YYY):
				20-12-12	
(B) I have/ The applicant has given the rebefore the date of this application, was as listed below:	equisite notice to a tenant of an agri	every person o icultural holdir	other than myself/ the applicant who ng on all or part of the land to which	, on the day 21 days this application relates,	
Name of Tenant			Address	Date Notice Serv	red
					····
					_
	<u> </u>				
Signed - Applicant:	<u></u>	Or signed - Ag		Date (DD/MM/Y)	 YYY):
эдиса - друпсана.		Or signed M	<u></u>	Date (BB) IIII	· · · /.
26. Planning Application Requi	rements - Che	rklist			
Please read the following checklist to mainformation required will result in your a the Local Planning Authority has been so	ake sure you have application being o	sent all the inf	ormation in support of your proposa d. It will not be considered valid unti	ll. Failure to submit all I all information required	by
The original and 3 copies of a completed			The correct fee: \$385.0	0	
application form: The original and 3 copies of the plan wh	ich identifies	L Y	The original and 3 copies of a design if required (see help text and guidan		\square
the land to which the application relates identified scale and showing the direction	drawn to an on of North:		The original and 3 copies of the con Ownership Certificate (A, B, C, or D	npleted, dated	<u>v</u> □√
The original and 3 copies of other plans information necessary to describe the su	and drawings or abject of the applic	cation: 🗹	The original and 3 copies of the con Article 12 Certificate (Agricultural H	npleted, dated oldings):	

27. Declaration					
I/we hereby apply for planning permission/cons information. I/we confirm that, to the best of my genuine opinions of the person(s) giving them.	ent as described in th /our knowledge, any	his form and the acco r facts stated are true	mpanying plar and accurate a	ns/drawings and nd any opinion:	l additional s given are the
Signed - Applicant:	Or signed - Agent:		Date	(DD/MM/YYYY)	<u>):</u>
	< S		20)-12-1 <u>2</u>	(date cannot be pre-application)
28. Applicant Contact Details		29. Agent Con	tact Details		
Telephone numbers		Telephone numbe	ers		
Country code: National number: Country code: Mobile number (optional): Country code: Fax number (optional): Email address (optional):	Extension number:	Country code: A Country code: A Country code: F	National number Or Company Mobile number Or Company Tax number (op Or Company tional):	890 482 (optional): 807 583 tional): 890 930	• • • • • • • • • • • • • • • • • • •
30. Site Visit Can the site be seen from a public road, public for lifthe planning authority needs to make an appoont a site visit, whom should they contact? (Please of Other has been selected, please provide: Contact name:	intment to carry	r other public land? Agent Telephone numbe	Yes Applicant	☐ No ☐ Other (if agent/a	different from the pplicant's details)
Email address:					