

Application for Approval of Reserved Matters following Outline Approval

Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

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

Andrew

Surname

Lunn

Company Name

Address

Address line 1

C/o Whitaker Land Agency

Address line 2

4 Sycamore Close

Address line 3

Cherry Lane

Town/City

Wootton

County

North Lincolnshire

Country

England

Postcode

DN39 6AH

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Development Description

Please indicate all those reserved matters for which approval is being sought:

- Access
- Appearance
- Landscaping
- Layout
- Scale

Please provide a description of the approved development as shown on the decision letter

Outline planning permission with all matters reserved for an extension to existing agricultural building and construction of an additional general purpose building at Land to the west of Redbourne Road, Hibaldstow, Brigg, North Lincolnshire, DN20 9NN.

Reference number

PA/2023/1418

Date of decision (date must be pre-application submission)

26/10/2024

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

1. Approval of the details of the siting, design and external appearance of the building(s), the means of access thereto and the landscaping of the site (hereinafter called 'the reserved matters') shall be obtained from the local planning authority in writing before any development is commenced.

2. Plans and particulars of the reserved matters referred to in condition 1 above, relating to the siting, design and external appearance of any buildings to be erected, the means of access to the site and the landscaping of the site, shall be submitted in writing to the local planning authority and shall be carried out as approved.

3. Application for approval of the reserved matters shall be made to the local planning authority before the expiration of three years from the date of this permission.

6. The details required by condition 1 shall include, but not be limited to:

- i. the layout, drainage and lighting of the application site;
- ii. the number and location of vehicle parking spaces on the site;
- iii. a programme for the completion of the works.

7. The details required by condition 1 shall be accompanied by a Species Protection Plan (SPP), which shall include details of measures to avoid harm to hedgehogs, bats and nesting birds during vegetation clearance, demolition and construction works. Thereafter, the development shall be carried out in accordance with the approved SPP.

Has the work already started?

Yes

No

Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

PA/2023/1418_001 (Produced Aug 26 2024) – Location Plan
PA/2023/1418_002 (Produced Aug 26 2024) – Location Plan with descriptions
PA/2023/1418_003 (Produced Aug 26 2024) – Site/Block Plan
PA/2023/1418_004 (Produced Aug 26 2024) – Site/Block Plan with descriptions

Please list all drawing numbers submitted with this application for approval

Access plan 1
Lighting plan 1
Shed extension scale drawings 1
Shed extension design drawings 1
Car parking plan 1
New building scale drawings and design details 1
Existing building scale plans 1

If applicable, please state the reasons for any changes to the original drawings

Minor design adjustments

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

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes

No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

(a) a member of staff

(b) an elected member

(c) related to a member of staff

(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

Yes

No

Declaration

I/We hereby apply for Approval of reserved matters 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

William Whitaker

Date

11/04/2025