

Application for Planning Permission

Town and Country Planning Act 1990 (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

Barton Upon Humber Allotments are shown on Ordnance Survey maps, on the South Side of Dam Road West, with a public footpath running along the West side of the site's Western Boundary

Applicant Details

Name/Company

Title

Mr

First name

Kevin

Surname

Sharp

Company Name

Barton Upon Humber Allotment Society

Address

Address line 1

Chalkrise

Address line 2

11 Regency Court

Address line 3

Town/City

Barton-Upon-Humber

County

Country

United Kingdom

Postcode

DN18 5AT

Are you an agent acting on behalf of the applicant?

Yes

No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Site Area

What is the measurement of the site area? (numeric characters only).

17602.00

Unit

Sq. metres

Description of the Proposal

Please note in regard to:

- **Fire Statements** - From 1 August 2021, planning applications for buildings of over 18 metres (or 7 stories) tall containing more than one dwelling will require a 'Fire Statement' for the application to be considered valid. There are some exemptions. [View government planning guidance on fire statements](#) or [access the fire statement template and guidance](#).
- **Permission In Principle** - If you are applying for Technical Details Consent on a site that has been granted Permission In Principle, please include the relevant details in the description below.
- **Public Service Infrastructure** - From 1 August 2021, applications for certain public service infrastructure developments will be eligible for faster determination timeframes. See help for further details or [view government planning guidance on determination periods](#).

Description

Please describe details of the proposed development or works including any change of use

Erection of a community polytunnel (12.8m x 5m x 2.94m) with associated foundations on Plot 47, which is in the centre of the site and where existing communal facilities are located. . The polytunnel is to be used for communal plant propagation and growing.

Has the work or change of use already started?

Yes

No

Existing Use

Please describe the current use of the site

Barton upon Humber Allotment Society was established in 1933 and it owns the site, which is in a rural setting overlooking the Humber Bridge.

The Society's sole object is 'the promotion of horticulture in Barton Upon Humber'. The allotments provide opportunities for recreation, wellbeing, and social connection. Many members benefit from physical activity, outdoor engagement, and community interaction.

The site is divided into approximately 100 plots, cultivated by individuals or jointly with friends or family. Each plot holder is a member of the Allotment Society. Communal facilities are available in the centre of the site on Plots 46 and 47. These communal facilities include a main shed with tools and equipment, bore hole with linked water tanks, defibrillator and a social grassed area for summer events.

In the spring of 2023, a Kazuba Waterless Toilet was erected on the eastern end of Plot 47 to further enhance these communal facilities.

Is the site currently vacant?

- Yes
 No

Does the proposal involve any of the following? If Yes, you will need to submit an appropriate contamination assessment with your application.

Land which is known to be contaminated

- Yes
 No

Land where contamination is suspected for all or part of the site

- Yes
 No

A proposed use that would be particularly vulnerable to the presence of contamination

- Yes
 No

Materials

Does the proposed development require any materials to be used externally?

- Yes
 No

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

Type:

Other

Other (please specify):

Polytunnel

Existing materials and finishes:

Proposed materials and finishes:

A galvanised steel frame, with galvanised hoops at 2.5m intervals. 1 metre long steel foundation legs will be attached to the end of each hoop, with 50cm of each leg set into 50cm x 50cm x 50cm concrete foundations. The frame will be covered with quality diffused polythene, which has an expected life of 10 seasons. There will be double aluminium framed sliding doors at each end of the polytunnel. The sides will incorporate netted vents, which have a polythene curtain for inclement weather.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

- Yes
 No

If Yes, please state references for the plans, drawings and/or design and access statement

Appendix 1: Design and Access Statement
Appendix 2: Location Plan 1: 1250
Appendix 3: Block Plan 1:500
Appendix 4: Proposed exterior elevation plans 1:100

Pedestrian and Vehicle Access, Roads and Rights of Way

Is a new or altered vehicular access proposed to or from the public highway?

- Yes
 No

Is a new or altered pedestrian access proposed to or from the public highway?

- Yes
 No

Are there any new public roads to be provided within the site?

- Yes
 No

Are there any new public rights of way to be provided within or adjacent to the site?

- Yes
 No

Do the proposals require any diversions/extinguishments and/or creation of rights of way?

- Yes
 No

Vehicle Parking

Does the site have any existing vehicle/cycle parking spaces or will the proposed development add/remove any parking spaces?

- Yes
 No

Please provide information on the existing and proposed number of on-site parking spaces

Vehicle Type:

Cars

Existing number of spaces:

38

Total proposed (including spaces retained):

38

Difference in spaces:

0

Trees and Hedges

Are there trees or hedges on the proposed development site?

- Yes
 No

And/or: Are there trees or hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?

- Yes
 No

Assessment of Flood Risk

Is the site within an area at risk of flooding? (Check the location on the Government's [Flood map for planning](#). You should also refer to national [standing advice](#) and your local planning authority requirements for information as necessary.)

- Yes
 No

Is your proposal within 20 metres of a watercourse (e.g. river, stream or beck)?

- Yes
 No

Will the proposal increase the flood risk elsewhere?

- Yes
 No

How will surface water be disposed of?

- Sustainable drainage system
 Existing water course
 Soakaway
 Main sewer
 Pond/lake

Biodiversity and Geological Conservation

Is there a reasonable likelihood of the following being affected adversely or conserved and enhanced within the application site, or on land adjacent to or near the application site?

To assist in answering this question correctly, please refer to the help text which provides guidance on determining if any important biodiversity or geological conservation features may be present or nearby; and whether they are likely to be affected by the proposals.

a) Protected and priority species

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

b) Designated sites, important habitats or other biodiversity features

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

c) Features of geological conservation importance

- Yes, on the development site
 Yes, on land adjacent to or near the proposed development
 No

Supporting information requirements

Where a development proposal is likely to affect features of biodiversity or geological conservation interest, you will need to submit, with the application, sufficient information and assessments to allow the local planning authority to determine the proposal.

Failure to submit all information required will result in your application being deemed invalid. It will not be considered valid until all information required by the local planning authority has been submitted.

Your local planning authority will be able to advise on the content of any assessments that may be required.

Biodiversity net gain

Biodiversity net gain is a legal requirement for planning permission introduced on 12 February 2024. All applications are required to either provide detailed information proving there will be a biodiversity increase; or explain why the requirement does not apply to the development.

Do you believe that, if the development is granted permission, the general Biodiversity Gain Condition (as set out in [Paragraph 13 of Schedule 7A of the Town and Country Planning Act 1990 \(as amended\)](#)) would apply?

- Yes
 No

Biodiversity net gain has been introduced as a general condition for planning permission. As set out in [The Environment Act 2021](#): "grants of planning permission in England [are] to be subject to a condition to secure that the biodiversity gain objective is met". Therefore, in England, all planning permissions are generally subject to biodiversity gain rules, unless they are specifically exempt or out of scope.

If you have stated that the biodiversity net gain requirement does not apply to your application you must provide the reason(s) why, and may also need to supply evidence (especially where you believe the application is eligible for the 'de minimis' exemption).

Please add all the reasons why biodiversity net gain does not apply and enter a justification for each one

Reason biodiversity net gain does not apply:

Development subject to the de minimis exemption (development below the threshold)

What best describes the size of your site?:

Over 25 square metres

Please justify the reason why biodiversity net gain does not apply:

The proposal is exempt from mandatory Biodiversity Net Gain as it constitutes a de minimis development and does not involve the loss of any priority habitat, woodland, or onsite habitat. The development comprises the installation of a small polytunnel within an existing cultivated allotment plot, with no change to existing habitat value. The development is on existing operational land, in lawful use and has no ecological value. The site consists of long-established allotments, which are actively managed and regularly cultivated. There is no Priority Habitat Impact as no trees will be removed, no hedgerow removal, no ditch works, there is no woodland on the development area and finally no grassland conversion. However, the Society will continue to support biodiversity on the Allotment Site through further pollinator planting, composting, and wildlife-friendly management within the wider allotment site.

Note: Please read the help text for further information why developments may be exempt or not in scope.

Foul Sewage

Please state how foul sewage is to be disposed of:

- Mains sewer
 Septic tank
 Package treatment plant
 Cess pit
 Other
 Unknown

Other

The development does not generate foul sewage. A waterless composting toilet is located nearby

Are you proposing to connect to the existing drainage system?

- Yes
 No
 Unknown

Waste Storage and Collection

Do the plans incorporate areas to store and aid the collection of waste?

- Yes
 No

If Yes, please provide details:

The development area will include designated bin storage inside or immediately outside the polytunnel.

Have arrangements been made for the separate storage and collection of recyclable waste?

- Yes
 No

If Yes, please provide details:

Separate bins will be provided for recyclable, general, and garden waste, and will be managed by the Allotment Society in line with current site waste management practices.

Trade Effluent

Does the proposal involve the need to dispose of trade effluents or trade waste?

- Yes
 No

Residential/Dwelling Units

Does your proposal include the gain, loss or change of use of residential units?

- Yes
 No

All Types of Development: Non-Residential Floorspace

Does your proposal involve the loss, gain or change of use of non-residential floorspace?

Note that 'non-residential' in this context covers all uses except Use Class C3 Dwellinghouses.

- Yes
 No

Employment

Are there any existing employees on the site or will the proposed development increase or decrease the number of employees?

- Yes
 No

Hours of Opening

Are Hours of Opening relevant to this proposal?

- Yes
 No

Industrial or Commercial Processes and Machinery

Does this proposal involve the carrying out of industrial or commercial activities and processes?

- Yes
 No

Is the proposal for a waste management development?

- Yes
 No

Hazardous Substances

Does the proposal involve the use or storage of Hazardous Substances?

- 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

Pre-application Advice

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

- Yes
 No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

First Name

Surname

Reference

Date (must be pre-application submission)

Details of the pre-application advice received

I emailed the Planning Department on the 25th November 2025 asking if Planning Permission would be required for the then proposal. The Duty Planning Officer replied on the 1st December;
"Thank you for your email. Based on the information provided, a permitted development enquiry would be required in order to be able to evaluate as to whether the polytunnel would require planning permission."

I chose not to submit a permitted development enquiry as the proposal further developed and I determined that it was highly likely that it would not constitute a permitted development.

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

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

- Yes
 No

Can you give appropriate notice to all the other owners/agricultural tenants? (Select 'Yes' if there are no other owners/agricultural tenants)

- Yes
 No

Certificate Of Ownership - Certificate B

I certify/ The applicant certifies that:

- I have/The applicant has given the requisite notice to everyone else (as listed below) who, on the day 21 days before the date of this application, was the owner* and/or agricultural tenant** of any part of the land or building to which this application relates; or
- The applicant is the sole owner of all the land or buildings to which this application relates and there are no other owners* and/or agricultural tenants**.

* "owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.

** "agricultural tenant" has the meaning given in section 65(8) of the Town and Country Planning Act 1990

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Number:

15

Suffix:

Address line 1:

Queen Street,

Address Line 2:

Town/City:

Barton Upon Humber

Postcode:

DN18 5QP

Date notice served (DD/MM/YYYY):

06/02/2026

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Number:

3

Suffix:

Address line 1:

Barrow Road

Address Line 2:

Town/City:

Barton Upon Humber

Postcode:

DN18 6AA

Date notice served (DD/MM/YYYY):

06/02/2026

Person Family Name:

Name of Owner/Agricultural Tenant:

***** REDACTED *****

House name:

Number:

5

Suffix:

Address line 1:

Parkdale

Address Line 2:

Town/City:

Barton Upon Humber

Postcode:

DN18 5EQ

Date notice served (DD/MM/YYYY):

06/02/2026

Person Family Name:

Person Role

- The Applicant
 The Agent

Title

Mr

First Name

Kevin

Surname

Sharp

Declaration Date

06/02/2026

Declaration made

Declaration

I/We hereby apply for Full planning permission 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

Kevin Sharp

Date

10/02/2026