



Application Number	
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KIRKLEES COUNCIL VALIDATION CHECKLIST	SUPPLY 1 COPY ONLY

Planning - PO Box 1720, Huddersfield, HD1 9EL  
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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

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

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

## Contact Details

Primary number

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

HG4 3RS

## Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

\*\*\*\*\* REDACTED \*\*\*\*\*

## The Proposed Building

Please indicate which of the following are involved in your proposal

- A new building  
 An extension  
 An alteration

Please describe the type of building

Erection of a steel portal frame agricultural storage building

**Please state the dimensions of the building**

Length

18.28

metres

Height to eaves

3.65

metres

Breadth

18.28

metres

Height to ridge

6.1

metres

**Please describe the walls and the roof materials and colours**

### Walls

Materials

Concrete Panels, Yorkshire Board Timber cladding

External colour

Grey, Treated Timber

### Roof

Materials

External colour

Corrugated Fibre Cement Roof Sheets

Grey

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:

- 1,000 square metres (if relying on the temporary provision to use the permitted development rights as they stood prior to 21 May 2024)
- 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)

132.0

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

99

Months

12

Is the proposed development reasonably necessary for the purposes of agriculture?

- Yes  
 No

If yes, please explain why

There are currently no suitable agricultural buildings at Forest Farm for the storage of feedstuffs, hay, straw, sheep handling and lambing equipment.

Demand for hay and straw is very high in the area due to poor harvests and increasing demands from expanding livestock farms, hay cannot be stored outside without being wrapped in plastic which is both costly and damaging to the environment. Straw which is stored outside can experience waste of up to 30% due to rain damage and rot. By storing the farms hay and straw inside there will be a significant increase in its feed value and reduced wastage.

There is also a need for a dry store for the safe storage of the farms other feedstuffs. The following is a brief calculation of the quantities of hay, straw and feedstuffs required for the current livestock on the holding:

Ewes	45kg/head x 80head	=3.60t	
Lambs	30kg/head x 144head	=4.32t	
	Total	7.92t	
7.92t @ 2.7cum/t	= 21.38cum at 1.5m high	=	14.26sqm
Hay production off 9.0ac, 2.5x cuts per year @ 2.8t/ac/cut	= 63t		
63 tonnes @ 9cum/t	= 567cum at 2.5m high	=	226.80sqm

Total hay & feedstuffs storage area required: 241.06sqm

Additionally the sheep handling equipment/ lambing equipment currently has to be stored outside and experiences damage and decay due to the weather or be brought to site when required. There is a need for a secure building to store the farms equipment, equipment with electronic components which are not suited to being stored outside can experience damage and malfunction.

Is the proposed development designed for the purposes of agriculture?

- Yes  
 No

If yes, please explain why

The steel portal frame design allows for quick and easy construction and provides a good storage area clear of internal divides. The use of concrete panels allows for a strong supporting structure which can both contain materials and exclude people and livestock. Concrete is easily cleaned to allow for hygienic conditions.

Yorkshire board timber cladding allows for ventilation while preventing much of the prevailing weather entering the building. The construction is cost effective and provides secure storage.

The use of fibre cement roof sheets allows for cost effective construction which provides a long lasting strong material suitable for agricultural storage.

Does the proposed development involve any alteration to a dwelling?

- Yes  
 No

Is the proposed development more than 25 metres from a metalled part of a trunk or classified road?

- Yes  
 No

What is the height of the proposed development?

6.1

Metres

Is the proposed development within 3 kilometres of an aerodrome?

- Yes  
 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  
 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

## 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

Andrew Hardcastle

Date

22/09/2025