

# Application for Planning Permission

## Town and Country Planning Act 1990 (as amended)

### Publication of applications on planning authority website

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

County

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

# Applicant Details

## Name/Company

Title

Mr.

First Name

John

Surname

Kearns

## Address

Address Line 1

72 St. Johns Court

Address Line 2

-

Address Line 3

-

Town/City

Goole

County

-

Country

-

Postcode

DN14 6BQ

**Are you an agent acting on behalf of the applicant?**

Yes

No

## Applicant Contact Details

Primary number

\*\*\*\*\*

Secondary number

-

Fax Number

-

Email address

[REDACTED]

## Agent Details

### Name/Company

Title

-

First Name

John

Surname

Blackburn

Company Name

JRB Designs Ltd.

### Address

Address Line 1

1 Saville Street

Address Line 2

Cudworth

Address Line 3

-

Town/City

Barnsley

County

-

Country

United Kingdom

Postcode

S72 8LT

## Contact Details

Primary number

\*\*\*\*\*

Secondary number

-

Fax number

-

Email Address

[REDACTED]

## Description of Proposed Works

Please describe the proposed works

Change of use from shop to take away.

**Has the work already been started without consent?**

Yes

No

## Site Information

Site Area

85.55 sq. metres

## Existing Use

Current Use of Site

Butchers shop.

**Is the Site Currently Vacant?**

Yes

No

**Is the Land Known to Be Contaminated?**

- Yes
- No

**Is the Land Suspected to Be Contaminated?**

- Yes
- No

**Is the Proposed Use Vulnerable to Contamination?**

- Yes
- No

## Materials

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

- Yes
- No

**Type**

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

Type	Galvanised steel extraction flue.
Existing materials and finishes	-
Proposed materials and finishes	Galvanised steel.

**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

# Trees and Hedges

**Are there any trees or hedges on the property or on adjoining properties which are within falliir distance of the proposed development?**

Yes

No

**Will any trees or hedges need to be removed or pruned in order to carry out your proposal?**

Yes

No

# Pedestrian and Vehicle Access, Roads and Rights of Way

**Is a new or altered vehicle 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

# Parking

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

Yes

No

# Assessment of Flood Risk

Is the site within an area at risk of flooding?

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?

Main sewer

# Biodiversity and Geological Conservation

Protected/Priority Species Present

No

Designated Sites/Habitats Present

No

Geological Features Present

No

# Biodiversity Net Gain

## Does BNG Condition Apply?

- Yes
- No

### Reason 1

Reason for Exemption

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

Site Size

Under 25 square meters

Justification

Change of use of an existing building.

# Foul Sewage

Please state how foul sewage is to be disposed of

Mains sewer

Are you proposing to connect to the existing drainage system?

Yes

If Yes, please include the details of the existing system on the application drawings and state references for the plan(s) / drawing(s)

Existing connection.

# Trade Effluent

## Does the Proposal Involve Trade Effluent Disposal?

- Yes
- No

# Waste Storage and Collection

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

Yes

No

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

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

Yes

No

# Employment

Will There Be Existing or Proposed Employees?

Yes

No

# Hours of Opening

Are Hours of Opening Relevant?

Yes

No

# Industrial/Commercial Processes

Does the Proposal Involve Industrial/Commercial Activities?

Yes

No

# Waste Management

Is This a Waste Management Development?

Yes

No

# Hazardous Substances

Will Hazardous Substances Be Used or Stored?

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?

Applicant

# 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

# 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

**Is any of the land to which the application relates part of an Agricultural Holding?**

- Yes
- No

## Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner\* of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding\*\*

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

\*\* "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.

**NOTE:** You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.

Person Role

The Agent

Title

-

First Name

John

Surname

Blackburn

Declaration Date

11/03/2026

## Declaration Made

Yes

No

## Declaration

I/We hereby apply for Application for 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 agree to the outlined declaration

Signed

John Blackburn

Date

11/03/2026