



# High Peak Borough Council

## *working for our community*

Application for Planning Permission.  
Town and Country Planning Act 1990

### 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.

### 1. Applicant Name, Address and Contact Details

Title:	<input type="text"/>	First name:	<input type="text"/>	Surname:	<input type="text"/>
Company name	<input type="text" value="Stirling Lloyd Polychem Ltd"/>				
Street address:	<input type="text" value="C/O Agent"/>	Telephone number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
	<input type="text"/>	Mobile number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
Town/City	<input type="text"/>	Fax number:	<input type="text"/>	<input type="text"/>	<input type="text"/>
County:	<input type="text"/>	Email address:	<input type="text"/>		
Country:	<input type="text"/>				
Postcode:	<input type="text"/>				
Are you an agent acting on behalf of the applicant? <input checked="" type="radio"/> Yes <input type="radio"/> No					

### 2. Agent Name, Address and Contact Details

Title:	<input type="text" value="Mr"/>	First Name:	<input type="text" value="Clive"/>	Surname:	<input type="text" value="Cunio"/>
Company name:	<input type="text" value="Walsingham Planning"/>				
Street address:	<input type="text" value="Brandon House"/>	Telephone number:	<input type="text"/>	<input type="text" value="01565 757500"/>	<input type="text"/>
	<input type="text" value="King Street"/>	Mobile number:	<input type="text"/>	<input type="text" value="07900 430847"/>	<input type="text"/>
Town/City	<input type="text" value="Knutsford"/>	Fax number:	<input type="text"/>	<input type="text" value="01565 757501"/>	<input type="text"/>
County:	<input type="text" value="Cheshire"/>	Email address:	<input type="text" value="clive.cunio@walsingplan.co.uk"/>		
Country:	<input type="text" value="United Kingdom"/>				
Postcode:	<input type="text" value="WA16 6DX"/>				

### 3. Description of the Proposal

Please describe the proposed development including any change of use:

Demolition of existing fire damaged Industrial building and its replacement with a modern purpose built structure and outbuildings, together with associated car parking and landscaping.

Has the building, work or change of use already started? ☐ Yes ☒ No

#### 4. Site Address Details

Full postal address of the site (including full postcode where available)

House:	<input type="text"/>	Suffix:	<input type="text"/>
House name:	<input type="text" value="UNIT 1"/>		
Street address:	<input type="text" value="BIRCH VALE INDUSTRIAL"/>		
	<input type="text" value="BIRCH VALE"/>		
Town/City:	<input type="text" value="HIGH PEAK"/>		
County:	<input type="text"/>		
Postcode:	<input type="text" value="SK22 1DW"/>		

Description of location or a grid reference  
(must be completed if postcode is not known):

Easting:	<input type="text" value="402221"/>
Northing:	<input type="text" value="386893"/>

Description:

#### 5. 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: <input type="text" value="Mr"/>	First name: <input type="text" value="Andrew"/>	Surname: <input type="text" value="Ellis"/>
--	---	---

Reference:

Date (DD/MM/YYYY):  (Must be pre-application submission)

Details of the pre-application advice received:

High Peak Borough Council are generally supportive of the proposed development as it will safeguard jobs in the Borough and ensure Stirling Lloyd remain in the area. Need to address a number of issues and provide appropriate reports to accompany the application. These will include a protected species survey, Arboricultural Assessment and mitigation, contaminated land desktop report, Traffic Statement, Flood Risk Assessment, Noise Assessment in addition to the usual Design and Access Statement and Planning Statement.

#### 6. 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

#### 7. 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

If Yes, please provide details:

200ltr and 25ltr steel drums are collected and recycled.

Wooden Pallets are recycled and re used.

Contaminated solvent (Acetone) is collected, cleaned and recycled for further use.

#### 8. Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal? ☒ Yes ☐ No

If Yes, please provide details:

An informative letter was sent to 47 local residents on 15 February 2010 on behalf of Stirling Lloyd Polychem Ltd, a copy of which is attached to the application.

9. Authority Employee/Member

With respect to the Authority, I am:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

Do any of these statements apply to you? ☐ Yes ☒ No

10. Materials

Please state what materials (including type, colour and name) are to be used externally (if applicable):

Walls - description:

Description of existing materials and finishes:

Red facing brick with concrete detailing to openings and wall copings of the main building with small blockwork and render additions.

Description of proposed materials and finishes:

Baggeridge Staffordshire Blue Dragfaced clay facing brick to the lower walls, with Kingspan insulated microrib panels, Spectrum 'Adventura' grey to the upper walls.

Roof - description:

Description of existing materials and finishes:

A mixture of grey slate, corrugated sheet steel and asbestos sheeting with glazed rooflights.

Description of proposed materials and finishes:

Kingspan Insulated microrib panels, Spectrum 'Adventura' grey.

Windows - description:

Description of existing materials and finishes:

Mixture of timber, metal and UPVC.

Description of proposed materials and finishes:

TBA

Doors - description:

Description of existing materials and finishes:

Steel and timber

Description of proposed materials and finishes:

Roller Shutter doors to be Wedgewood Blue to BS 18C37.

Are you supplying additional information on submitted plan(s)/drawing(s)/design and access statement? ☒ Yes ☐ No

If Yes, please state references for the plan(s)/drawing(s)/design and access statement:

Please see attached plans ref:-  
1057.20, 1057.30, 1057.31, 1057.32, 1057.33, 1057.34, 1057.35, 1057.36, 1057.37.  
PLUS THE DESIGN AND ACCESS STATEMENT.

11. Vehicle Parking

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

Type of vehicle	Existing number of spaces	Total proposed (including spaces retained)	Difference in spaces
Cars	32	32	0
Light goods vehicles/public carrier vehicles	0	0	0
Motorcycles	0	0	0
Disability spaces	0	0	0
Cycle spaces	0	0	0
Other (e.g. Bus)	0	0	0
Short description of Other			

12. Foul Sewage

Please state how foul sewage is to be disposed of:

Mains sewer ☒ Package treatment plant ☐ Unknown ☐  
Septic tank ☐ Cess pit ☐

Other

Are you proposing to connect to the existing drainage system? ☐ Yes ☐ No ☒ Unknown

### 13. Assessment of Flood Risk

Is the site within an area at risk of flooding? (Refer to the 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.)

☐ Yes ☒ No

If Yes, you will need to submit an appropriate flood risk assessment to consider the risk to the proposed site.

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

☒ Main sewer

☒ Pond/lake

☐ Soakaway

☒ Existing watercourse

### 14. Biodiversity and Geological Conservation

To assist in answering the following questions refer to the guidance notes for further information on when there is a reasonable likelihood that any important biodiversity or geological conservation features may be present or nearby and whether 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 and enhanced within the application site, OR on land adjacent to or near the application site:

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

### 15. Existing Use

Please describe the current use of the site:

Stirling Lloyd as a Company specialise in the development, manufacture and application of high-performance waterproofing and structural protection membranes and systems. The current use of this site involves the manufacture of a variety of waterproofing compounds, which require the storage and mixing of chemicals on site.

Is the site currently vacant?

☐ Yes ☒ No

Does the proposal involve any of the following:

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

#### Application advice

If you have said Yes to any of the above, you will need to submit an appropriate contamination assessment.

### 16. 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

If Yes to either or both of the above, you will need to provide a full Tree Survey with accompanying plan before your application can be determined. Your Local Planning Authority should make clear on its website what the survey should contain, in accordance with the current 'BS5837: Trees in relation to construction - Recommendations'

### 17. Trade Effluent

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

☒ Yes ☐ No

If Yes, please describe the nature, volume and means of disposal of trade effluents or waste:

There is a quantity of trade waste comprising of empty raw material 200ltr and 25ltr steel drums which are collected and recycled; paper packaging waste which is disposed of in a skip; contaminated overalls and other personal protective equipment disposed of in a skip, some broken wooden pallets which are collected by a pallet recycling company and contaminated solvent (Acetone) which is used for washing out vessels. This is currently collected in 200ltr drums and sent away for cleaning and is recycled back to SL.

### 18. Residential Units

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

☐ Yes ☒ No

### 19. All Types of Development: Non-residential Floorspace

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

☒ Yes ☐ No

19. All Types of Development: Non-residential Floorspace (continued)

Use class/type of use		Existing gross internal floorspace (square metres)	Gross internal floorspace to be lost by change of use or demolition (square metres)	Total gross new internal floorspace proposed (including changes of use) (square metres)	Net additional gross internal floorspace following development (square metres)
A1	Shops Net Tradable Area	0.0			0.0
A2	Financial and professional services	0.0			0.0
A3	Restaurants and cafes	0.0			0.0
A4	Drinking establishments	0.0			0.0
A5	Hot food takeaways	0.0			0.0
C1	Hotels and halls of residence	0.0			0.0
C2	Residential institutions	0.0			0.0
D1	Non-residential institutions	0.0			0.0
D2	Assembly and leisure	0.0			0.0
Other	Please Specify	0.0			0.0

For hotels, residential institutions and hostels, please additionally indicate the loss or gain of rooms:

Use Class	Types of use	Existing rooms to be lost by change of use or demolition	Total rooms proposed (including changes of use)	Net additional rooms
-----------	--------------	--	---	----------------------

20. Employment

If known, please complete the following information regarding employees:

	Full-time	Part-time	Equivalent number of full-time
Existing employees	31	4	0
Proposed employees	33	0	0

21. Hours of Opening

If known, please state the hours of opening for each non-residential use proposed:

Use	Monday to Friday		Saturday		Sunday and Bank Holidays		Not Known
	Start Time	End Time	Start Time	End Time	Start Time	End Time	
B2	06:00:00	18:00:00	06:00:00	12:00:00			<input type="checkbox"/>

22. Site Area

What is the site area? 01.15 hectares

23. Industrial or Commercial Processes and Machinery

Please describe the activities and processes which would be carried out on the site and the end products including plant, ventilation or air conditioning. Please include the type of machinery which may be installed on site:

Formulating and manufacturing of surface coatings for the construction and building industries. The process involves the blending of resin syrups with fillers, pigments and monomers. Machinery Installed at the site include batch blending vessels, both contained and open vessels for high speed dispersion of the products above. Filling equipment to decant into pails and drums. Bulk storage tanks to hold monomers, resin syrups and solvents.

Is the proposal for a waste management development? ☐ Yes ☒ No

24. Hazardous Substances

Is any hazardous waste involved in the proposal? ☐ Yes ☒ No

25. 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? (Please select only one)

☒ The agent ☐ The applicant ☐ Other person

## 26. Certificates (Certificate D)

### Certificate of Ownership - Certificate D

#### Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

I certify/The applicant certifies that:

- Certificate A cannot be issued for this application

- All reasonable steps have been taken to find out the names and addresses of everyone else who, on the day 21 days before the date of this application, was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land to which this application relates, but I have/the applicant has been unable to do so.

The steps taken were:

Land Registry search revealed that a small section of the access into the site from Station Road is unregistered, although both Hyperlast and Stirling Lloyd have enjoyed unrestricted access in excess of 20 years across that land.

Notice of the application has been published in the following newspaper (circulating in the area where the land is situated):

Buxton Advertiser

On the following date (which must not be earlier than 21 days before the date of the application):

25/02/2010

Title: Mr First name: Clive Surname: Cunio

Person role: Agent Declaration date: 19/02/2010 ☒ Declaration made

## 26. Certificates (Agricultural Holdings Certificate)

### Agricultural Holding Certificate

#### Town and Country Planning (General Development Procedure) Order 1995 Certificate under Article 7

Agricultural Land Declaration - You Must Select Either A or B

(A) None of the land to which the application relates is, or is part of an agricultural holding. ☒

(B) I have/The applicant has given the requisite notice to every person other than myself/the applicant who, on the day 21 days before the date of this application, was a tenant of an agricultural holding on all or part of the land to which this application relates, as listed below: ☐

Title: Mr First Name: Clive Surname: Cunio

Person role: Agent Declaration date: 19/02/2010 ☒ Declaration Made

## 27. Declaration

I/we hereby apply for planning permission/consent as described in this form and the accompanying plans/drawings and additional information.



Date 19/02/2010