

SUMMARY OF INFORMATION FROM PLANNING APPLICATION

Item no	Application Number	Address	Purpose	Note
7g	21/01179/FUL	Higher Greave Farm London Road Todmorden Calderdale OL14 6HJ	Conversion of an existing barn to provide additional living accommodation to an existing farmhouse, removal of existing extension and conservatory from the farmhouse and the construction of a single storey lean-to extension. Removal of numerous agricultural sheds and outbuildings and the construction of a stable block and yard.	<p>The proposal is to demolish several outbuildings which are not part of the original build of the farmhouse which dates back to 1873. The proposal is to renovate the farmhouse and existing adjoined barn to improve and increase the residential accommodation. The farmhouse is a currently a 3 x bed 2x storey property and the proposal is to increase this to a four x bed x 2 storey house with a games room and an office. The proposal is also to build stables and other facilities for 6 horses.</p> <p>The existing barn and farmhouse are traditional stone masonry with stone slate roof and a mixture of plastic and wooden window frames. It is proposed to repair each of the buildings with natural stone slates in keeping with the original farmhouse, to ensure the building remain watertight. Windows and doors will be renewed to be sympathetic to the building and the exposed location, and rainwater goods to be renewed in aluminium. The parking spaces will be increased from 5 to 6.</p> <p>It is proposed that water will be from a spring and a water treatment plant will be installed for foul waste.</p> <p>In terms of land contamination it is recommended that measures be taken by the installation of a radon barrier and the installation of appropriate ventilation to the proposed ground floor slab and cavities. Asbestos as identified in the Asbestos report should be safely removed from site by qualified persons, and the site cleared of debris such as remnant metals, paints and any materials associated with the previous livestock operations.</p> <p>No bat roosts were identified during the nocturnal bat surveys</p>

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