Llywodraeth Cymru
Welsh Government

Application for prior notification of agricultural or forestry development – Proposed building

Town and Country Planning General Permitted Development Order 1995 – Schedule 2, Parts 6 & 7

If printed, please complete using BLOCK CAPITALS and BLACK ink.

[redacted]

1. Applicant Name and Address

[redacted]

Title:

Last name:

Company (optional):

Unit: House number: House suffix:

House name:

Address 1:

Address 2:

Address 3:

Town:

County:

Country:

Postcode:

2. Agent Name and Address

Title:	N/A.	First name:			
Last name:					
Company (optional):					
Unit:		House number:		House suffix:	
House name:					
Address 1:					
Address 2:					
Address 3:					
Town:					
County:					
Country:					
Postcode:					

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Mae'r ddogfen hon ar gael yn Gymraeg hefyd / This document is also available in Welsh
Rydym yn croesawu gohebiaeth a galwadau ffôn yn Gymraeg / We welcome correspondence and telephone calls in Welsh

3. Site Details

Please provide the full postal address of the application site.

Unit:	—	House number:	—	House suffix:	—

House name:	LITTLE CLOY FARM
Address 1:	CLOY LANE
Address 2:	OVERTON-ON-DEE
Address 3:	—
Town:	WREXHAM
County:	WREXHAM
Postcode: (optional)	LL13 0HR

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".

Easting:		Northing:	

Description:

• SEE LOCATION PLAN ON DRG. 324/F.B./SLOI B

4. 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:

AGRICULTURAL MACHINERY BARN.

Please state the dimensions:

Length 14.4m metres Height to eaves 2.7m O/A. metres

Height to ridge 3.7m O/A. metres

Please describe the walls and the roof materials and colours:

Walls – Materials: TREATED HORIZONTAL WEATHER-LAP. BOARDING

Walls – External colour: NATURAL TREATED TIMBER.

Roof – Materials: CORRUGATED BLACK BITUMEN FELT SHEETS.

Roof – External colour: GENERALLY BLACK.

Has an agricultural building been constructed on this unit within the last two years? Yes ☐ No ☑

If Yes:

What is the overall ground area: 4.5 x 14.4 = 64.8m² metres²

What is its distance from the proposed new building: SEE SETTING OUT DIMS ON SITE PLAN DRG 324/FB/SL01'B' metres

Would the proposed building be used to house livestock, slurry or sewage sludge? Yes ☐ No ☑

If Yes will the building be more than 400 metres from the nearest house excluding the farmhouse? N/A. Yes ☐ No ☐

Would the floor area of the building exceed 465 square metres? Yes ☐ No ☑

Has any building, works, pond, plant/machinery, or fishtank been erected within 90 metres of the proposed development within the last 2 years? Yes ☐ No ☑

5. Agricultural and Forestry Developments

What is the area of the proposed agricultural unit
Square metres or Hectares

5.47 Ha AGRICULTURAL.

What is the area of the parcel of land where the development is to be located?
Please tick only one box.

1 hectare or more ☐ Less than 1 hectare but at least 0.4 hectare ☐ Less than 0.4 hectare ☑

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 150 Months — (ALWAYS BEEN PART OF FARM)

Is the proposed development reasonably necessary for the purposes of agriculture? Yes ☑ No ☐

If Yes, please explain why:

NO COVERED STORAGE FOR EXPENSIVE AGRICULTURAL MACHINERY WINTER & WET WEATHER CAUSES MACHINES TO RUST & SIEZE.

Is the proposed development designed for the purposes of agriculture? Yes ☑ No ☐

If Yes, please explain why:

OPEN FRONT BARN TO FULL FRONTAGE FOR PARKING-UP FARM VEHICLES & MACHINES FOR PROTECTION AFTER SEASONAL USE.

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 ☐

Is the proposed development within 3 kilometres of an aerodrome? Yes ☐ No ☑

What is the height of the proposed development? 3.7m O/A. metres Not applicable ☐

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 ☑

If Yes, please explain why:

6. Planning Application Requirements – Checklist

Please read the following checklist to make sure you have sent all the information in support of your 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.

The original and 3 copies of a completed and dated application form. ✓

The original and 3 copies of a plan which identifies the land to which the application relates drawn to an identified scale and showing the direction of North. ✓

The correct fee. [redacted] ✓

7. Declaration

I/we hereby apply for planning permission as described in this form and the accompanying plans/drawings and additional information. I confirm that, to the best of my knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them. [redacted]

Signed – Applicant:

Or signed – Agent:

Date (DD/MM/YYYY):
(date cannot be pre-application) 29TH SEPTEMBER 2025

8. Applicant Contact Details

Telephone numbers:

Country code:	National number:	Extension number:

Country code:

Email address (optiona [redacted]

9. Agent Contact Details

Telephone numbers:

Country code:	National number:	Extension number:

Country code:	Mobile number (optional):

Email address (optional):

10 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*)

Agent ☐ Applicant ☑ Other (if different from the agent/applicant's details) ☐

If Other has been selected, please provide:

Contact name:	Telephone number:

Email address:

DOCUMENTS ENCLOSED WITH APPLICATION: —

- SITE & LOCATION PLAN DRG 324/FB/SL01 'B'
- PLAN & ELEVATIONS OF PROP. MACHINERY BARN DRG. 324/F.B./PD02.
- PHOTOS OF PROPOSED SITE & SURROUNDINGS
- PHOTO OF SIMILAR TYPICAL BARN TO ILLUSTRATE PROPOSAL.
- COVERING LETTER STATING 'GREEN INFRASTRUCTURE STATEMENT' AND 'NET BIODIVERSITY BENEFIT.'