



Oxencroft Parish Speech - 24th March 2021

Dear Councillors,

Just as a quick introduction my name is Edward Downing and I am one of the Planners at AGM Ltd, the Planning Consultancy acting on behalf of Mr and Mrs Stephens who own the site known as Oxoncroft.

I appreciate the site has been subject to several discussions, many of which were before AGM were instructed as Planning Consultants, however I am speaking this evening in relation to Application number 3 on your agenda which is the Prior Notification for the change of use of 1 agricultural building to 1 C3 residential dwelling. This type of application is commonly known as Class Q and is a form of Permitted Development as set out in the General Permitted Development Order.

Class Q allows the conversion of existing agricultural buildings into residential dwellings subject to certain criteria, such as the building being in situ as of March 2013. As many of you will know, the site was a former agricultural contractors yard, with lawful development on site for the storage of agricultural machinery and hay. The building to be converted has been on site for well over 25 years and has been used for Agricultural Storage. If any councillors have managed to have a look through the Planning Statement submitted with his application, you will see the proposal complies with **all** criteria set out under Class Q.

As I am sure you are aware, permitted development is different from Planning Permission and the process simply involves notifying the Council of the intended change of use, which was officially completed with the registration of this application on 10th March 2021. However similar to Full Applications the Local Parish are consulted.

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Mr & Mrs Stephens goal is to call Oxencroft home, for themselves, and for their young daughter. They would love to integrate into the village and be part of the community and this application will allow them to do so. Therefore on behalf of our client, we would really appreciate your support.

Thank you.