

Method Statement



1. Introduction

- 1.1. This Statement of Case has been prepared by PFK Planning and Development on behalf of Mr Alexander Crichton in support of their application for prior notification for the demolition of 5 redundant agricultural buildings at High House, Sandwith.
- 1.2. The application site is part of a larger farmsteading located in the open countryside, approximately 800 metres to the south-west of the village of Sandwith. The nearest residential properties are the farmhouse and 'The Bungalow' which are both owned by the applicant.
- 1.3. There are no public rights of way within or adjacent to the site. The Coast-to-Coast footpath lies to the north of Sandwith. A Site Notice was displayed at the site on Tuesday 21 December 2021.

2. Reasons for Demolition

- 2.1. The application is seeking prior approval for the demolition of 5 redundant agricultural buildings and restoration of the land to garden. One of the buildings adjoins High House and is constructed from stone. The remaining 4 buildings are located to the rear of High House and are constructed from timber.
- 2.2. The buildings are in a very poor state of repair and are no longer required for the ongoing management and maintenance of the site. The removal of these buildings will greatly enhance the appearance of the site and views into the site from the surrounding area.

Photograph 1. Timber Building to the Rear of High House



Photograph 2. Dilapidated Timber Buildings to the Rear of High House



Photograph 3. Stone Building adjoining High House



Photograph 4. Stone Building adjoining High House



Photograph 5. Stone Building adjoining High House



Photograph 6. Stone Building adjoining High House



Photograph 7. Site Notice on Gate Post at Entrance to High House



Photograph 8. Site Notice on Gate Post at Entrance to High House



3. Proposed Method of Demolition

- 3.1. The proposed method of demolition will involve the cutting down and dismantling of the existing structure in preparation for the removal of waste from the site.
- 3.2. The works are due to commence in Spring 2022, subject to contractor availability and are expected to take between 2-4 weeks to complete.
- 3.3. All waste from the site will be removed by a licensed waste carrier and taken to an appropriate waste disposal site.
- 3.4. There are no neighbouring dwellings, or other buildings which have the potential to be affected by the proposed works. The works will also not impact on any public rights of ways or other private rights of access.
- 3.5. Upon completion of the works, all materials will be removed and the ground will be left clear and allowed to grass over to a natural state.

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