



Directorate for Planning, Growth and Sustainability

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Tel: 01494 732950 / 01895 837210
Ref: APP/N0410/W/23/3318262

4 April 2023

Dear Sir/Madam,

TOWN AND COUNTRY PLANNING ACT 1990

Appeal reference: APP/N0410/W/23/3318262
Appellant's name: Mr Steven Payne
Appeal start date: 28 March 2023

Application Reference: PL/22/4432/PNC
Application type: Prior notification from agricultural to non-residential use (R)
Location: St James Farm, Bangors Road South, Iver, Buckinghamshire, SL0 0AX,
Proposal: Prior notification under Class R of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development)(England) Order 2015 - Change of use of an agricultural building to a flexible use as commercial space

An appeal against **refusal** has been received in respect of the above application, as detailed in the appellant's grounds of appeal.

The appeal will be determined on the basis of a hearing. The procedure to be followed is set out in Part 2 of the Town and Country Planning (Hearings Procedure)(England) Rules 2000.

We have forwarded all the representations made to us on the application to the Planning Inspectorate and the appellant. These will be considered by the Inspector when determining the appeal.

If you wish to make comments, or modify/withdraw your previous representation, you can do so on the Planning Inspectorates website at <https://acp.planninginspectorate.gov.uk> or by emailing VE.RT@planninginspectorate.gov.uk. The Planning Inspectorate Case Officer can also be reached by telephone on 0303 444 5634. If you do not have access to the internet, you can send three copies to:

Pauline Dun
The Planning Inspectorate
Temple Quay House
2 The Square
Bristol
BS1 6PN

All representations must be received by the Planning Inspectorate by 2 May 2023. Any representations submitted after the deadline will not usually be considered and will be returned. The Planning Inspectorate does not acknowledge representations. All representations must quote the appeal reference APP/N0410/W/23/3318262.

Please note that any representations you submit to the Planning Inspectorate will be copied to the appellant and this local planning authority and will be considered by the Inspector when determining the appeal. Information

provided in your representation will be published on the Council's website. We will use our best endeavours to ensure that signatures, telephone numbers and personal email addresses are not published.

If you submit comments and then subsequently wish to withdraw them, you should make this request to the Planning Inspectorate by 2 May 2023.

Using the Council's application reference, the planning application documents and appellant's grounds of appeal are available to view on the [Councils Public Access System](#). If you require access to a computer you may come to the Council Offices where there are facilities available. Your local library may also have available computers and internet access.

More information and guidance on taking part in appeals is available from the Planning Inspectorate's website, www.gov.uk/government/organisations/planning-inspectorate.

You can download a copy of the Planning Inspectorate's "Guide to taking part in planning appeals" booklet(s) at www.gov.uk/government/collections/taking-part-in-a-planning-listed-building-or-enforcement-appeal. The guide explains who decides an appeal and what the rules are, how you can make your views known and what is considered.

When made, the decision will be published on the Planning Inspectorate's website and the Council's website.

Yours faithfully

Ian Severn
Senior Planning Officer
On behalf of the Council