

INSIDEOUT

OUT DOOR LIVING CONCEPTS

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Dear John

Planning application Land at rear of 1 St Michael's Grove

Further to the request for more information regarding the use of the workshop and land, these are all in connection with my business as a landscape contractor. I am a Civil Engineer but through accident injury and now redundancy I no longer have employment in that field so I have turned to my hobby and passion to find new employment and build a new career. Although I am having to start at the bottom on driveways and patios I am too old for most of that work and aim the business at the high end where I need an office for CAD Design and a workshop to manufacture bespoke items

The workshop is for secure storage and maintenance of plant and equipment, the machines are all micro machines of 0.5 to 0.75 tonnes in weight and small enough to fit through a garden gate but I need to manufacture attachments to be able to transport large stone slabs into the gardens and lay them to alleviate the need to pick and lay by hand and the associated risk of back injury. The excavator needs to be enhanced with lasers to control both digging and grading of the bucket and dozer blade. I need to develop the attachments for turf cutting and cultivation, concrete cutting and crushing all of which are not available for such small machine as yet. I plan to specialize in the micro machine market and to that end my main vehicle is a 4x4 with a three tonne trailer to transport the plant and goods to site, there are no big wagons and very little vehicle movements in fact no more than at present.

The workshop will also be used to manufacture bespoke timber gates, fencing, seats and gazeboes. To manufacture precast concrete pad foundation and ground beam units for the log cabins and for home offices. To develop the home office product where the walls are manufactured and delivered direct to site in a kit form by Hemsec Sips Ltd and the floor and roof are produced as a kit in the unit and delivered from here.

I have orders for new fencing and gates which I am trying, sum what unsuccessfully, to manufacture outside and in a shed I also have two orders for bespoke garden buildings

DESIGN & CONSTRUCTION OF GARDEN INSPIRATIONS

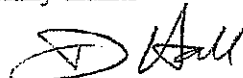
Ponds & water features, Patio Areas, Barbeques, Hot Tubs, Log Fires, Log Cabins

which will have to be contracted out I will not make any money in doing so but it will grow the business in the right direction. Companies like English Nature are cost cutting and closing offices they are to have a system of hot desking and home working so there is a growing market and little supply.

I understand the concerns of my neighbors as at present it is a mess but some what better than when I acquired it, The brambles and debris were over powering the land and the neighbors, I am slowly digging this off from the rear and bringing it to the front for disposal and bringing on fresh soil and placing it at the rear. I have brought some temporary hardcore on site to make a turning area to avoid backing on or off the highway. There is one large vehicle visits site at present to remove the above waste once it has all gone and the area landscaped there will be no such vehicles able to access the land. The realign gateway and the natural stone landscape will not support such vehicles. There have been thefts from the land in the past and this is still on going, after an attempt to steal my trailer I was advised they would be back for it and to secure it, I have had a prototype turf cutter stolen so now all equipment and metal items are under lock and key. These temporary stores will be donated to the vale junior rugby teams on completion. There are three vehicles on the land one is my MGB awaiting a garage for winter another is a small car awaiting a payment before it is released and the other is another 4x4 the land is not being or will ever be used for vehicle breakage.

I know the neighbors have waited a very long time for this land to be cleared and to support their properties and they expect me as a landscape gardener to have to have cleared and landscaped it at the very start, but I ask them to wait as plans have to be in place before such works can be undertaken. The house will be very elegant and the land will be outside my front door it will be landscaped to a very high standard to be a show case for the business and it will lift the area and support the neighbors property values.

Many thanks



David Hall