

CARAVAN SITES AND CONTROL OF DEVELOPMENT ACT, 1960

Section 3

Site Licence

To: Mr J.H.Rawcliffe
Pipers Height Caravan Park
Peel Road, Peel,
Blackpool.

TAKE NOTICE THAT WHEREAS

1. On the 10th June 1994 you made application for a site licence in respect of land situate at Pipers Height Farm, Peel Road, Peel, Blackpool indicated on the plan submitted with the application (which land is hereinafter called "the land").
2. You are entitled to the benefit of permission for the use of the land as a caravan site granted under Part III of the Town and Country Planning Act 1971, otherwise than by a Development Order (on the land edged blue on the plan).

NOW THEREFORE the Council of the Borough of Fylde (hereinafter called "the Council") HEREBY GRANT a site licence in respect of the land pursuant to Section 3 of the Caravan Sites and Control of Development Act, 1960, subject to the conditions specified in the Schedule hereto.

All previous site licences are hereby cancelled with the exception of the Licence dated 15th June 1994 for the stationing of 28 static Holiday Caravans.

THE SCHEDULE

1. The total number of caravans stationed on the site at any one time shall be such as to enable compliance with the requirements of any other of the following conditions to be maintained and in any case shall not exceed 136 (One hundred and Thirty six). For every tent occupied on the said land the number of touring caravans should be reduced by one.
2. Every unit shall be not less than 6 metres from any other unit in separate family occupation and not less than 3 metres should be permitted between units in any circumstances.

Vehicles and other ancillary equipment may be permitted within the 6 metres space between units in separate family occupation but, in order to restrict the spread of fire, there shall always be 3 metres clear space within the 6 metres separation.

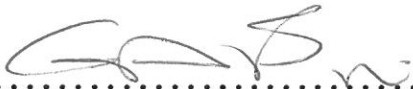
3. Emergency vehicles shall be able to secure access at all times to within 90 metres of any unit on the site.
4. There shall be an adequate supply of drinking water. Each pitch on a site should be no further than 90 metres from a water tap.

5. A properly trapped gulley and at least sixteen square feet of paved area shall be provided at the base of each water standpipe.
6. The scale of provision of sanitary accommodation shall be 1 WC and 1 urinal for men and 2 WCs for women per 30 pitches and their location should be to the satisfaction of the licensing authority.
7. Laundry facilities shall be provided in a separate room and shall be on the scale of 1 deep sink with hot and cold water supply per 30 pitches.
8. Whether or not WCs are provided, a properly designed disposal point for the contents of chemical closets shall be provided together with an adjacent adequate supply of water for cleansing containers. The method of disposal will need to be considered in the light of the particular circumstances and should be to the satisfaction of the local authority and the appropriate Water Authority. Where appropriate, the water supply shall be clearly labelled as non-potable.
9. There should be a minimum of 4 wash basins supplied with water per 30 pitches; 2 each for men and women. They should be adjacent to the toilets.
10. Showers should be provided on the basis of 1 shower per 25 pitches for men and 1 shower per 25 pitches for women with hot and cold water and be positioned adjoining the toilet block.
11. Particular consideration shall be given to the needs of the disabled in the provision made for water points, toilets, washing points and showers.
12. Where there is an electrical installation other than Electricity Board works and circuits subject to Regulations under Section 60 of the electricity Act 1947, it shall be installed to the requirements of the Institution of Electrical Engineers' Regulations for electrical Installations (the IEE Wiring Regulations) for the time being in force and, where appropriate, to the standard acceptable for the Electricity (Overhead Lines) Regulations 1970, SI 1970 No. 1355. Any installation should be maintained in such a way as to prevent danger as far as reasonably practicable and should be periodically inspected and tested by a competent person in accordance with the IEE Wiring Regulations.
13. Adequate provision shall be made for the storage, collection and disposal of refuse.
14. No pitch shall be further than 90 metres from a fire point. At each fire point there shall be two water (gas expelled) extinguishers each of 10 litres capacity and complying with British Standard 5423:1980, together with a means of raising the alarm in the event of fire (eg a manually operated sounder, gong or hand operated siren). All fire fighting equipment susceptible to damage by frost shall be suitably protected.
15. Wherever there is a likelihood of fire spreading due to vegetation catching fire, suitable beaters, of the type used by the Forestry Commission, shall also be provided at each fire point.
16. The fire points shall be clearly marked and easily accessible. All fire-fighting equipment should be maintained in working order and kept available for use and for inspection by the licensing authority.
17. Each fire point shall exhibit a conspicuous notice indicating the action to be taken in case of fire and the location of the nearest telephone. The notice should include the following:

On discovering fire

1. Raise the alarm
 2. Ensure the affected unit is evacuated
 3. Call the Fire Brigade (the nearest telephone is sited...)
 4. If practicable, attack the fire using the firefighting equipment provided.
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18. Arrangements for the storage of Liquefied Petroleum Gas (LPG) on the site shall be in accordance with the current national Code of Practice and regulations.
 19. A sign indicating the name of the site shall be displayed at the site entrance.
 20. Notices shall be displayed prominently on the site indicating the action to be taken in the event of an emergency and show where the police, fire brigade, ambulance, and local doctors can be contacted and the location of the nearest public telephone. Where practicable a telephone shall be provided on the site and the full address of the site should be displayed near the telephone.
 21. The site shall be used only as a touring caravan site between the period 1st March and 31st October in each year. Between the 1st November and the last day of February in each year all caravans shall be removed from the site.
 22. At all times when caravans are stationed on the site for the purposes of human habitation, all facilities and equipment required to be provided by these conditions shall be properly maintained.
 23. A copy of the site licence with its conditions shall be displayed prominently on the site.

Dated this Fifteenth Day of June 1994


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Director of Environmental Health and Housing

