Design and Access Statement

for Proposed Extension of Seasonal tent camping at Strong orchard farm

Strong orchard, Pineapple lane, Waytown, Bridport Dorset

Previously Approved Application WD/D/20/000307 Approved for seasonal tent camping from May 22nd through to August 31st already, this application is simply asking for an extension of the duration of the seasonal tent camping in the same location of the same size etc.

**Background:**

Strong Orchard is an established cider apple farm with ancillary apple juice, cider and apple cider vinegar business trading as Dorset Nectar. This planning application is for the grant of an extension of the current seasonal tent camping from May 22nd through to August 31st to April 1st through to September 14th. The tent camping is part of a farm diversification plan, making use of the land between the rows of trees throughout the tourist visitor months when orchard management and harvesting does not take place.

The principle of this proposed small, seasonal camping site is supported by ECON 7. The limited scale and location ensures minimal visual impact on the landscape and the AONB and is compliant with ENV1.

**Use:**

The main use of the site is an apple farm, with harvest taking place every autumn from late September to mid December. It is anticipated that the tenting will provide an additional farm diversification income for the agricultural business.

**Layout:**

The proposed seasonal tent pitches will reside within the rows of the mature apple orchard. The trees provide screening between the pitches and help to reduce any visual impact.

Scale: The proposal is for a small campsite of 14 tents for a limited time each year. This will not affect the orchard landscape management. Toilet and shower facilities are already in place on site through a previous planning application. The tenting application does not propose any permanent structures of any kind. The site will take up less than 0.1 of a hectare. Temporary toilet and shower facilities will be brought in during the seasonal duration of the tent camping.

**Landscaping:**

The Site is well screened from the west by a thick, mature hedge and rows of apple trees to the neighbouring field of dessert apple orchard owned by Elwell Farm. To the North of the site are situated rows of mature apple orchard and hedge at the end, that are part of our farm. To the South are several hundred yards of mature apple orchard ending in tall hedge parallel to a bridle way. To the East are mature apple orchard rows and a polytunnel used for agricultural nature. The proposed temporary tent camping sites are adjacent to a gravel farm track connecting the parts of the orchard. The Seasonal nature of the proposed tent camping means that the entire 3000 tree apple orchard will be under full leaf the entire period proposed time from April 1st through to September 14th, thus screening any tents from the public road being Pineapple lane.

**Access:**

The proposed tent camping site at Strong Orchard farm is accessed from Pineapple lane, a country lane connecting the villages of SalwayAsh and Waytown. Beaminster and Bridport are both 3 miles away.

The Tent site will be easily accessible by a maintained farm track track already in place which connects 2 parts of the orchard.

There are no Heritage assets anywhere near this site.

**Summary:**

This application for the extension of duration of the 14 seasonal pitches will have minimal to no visual impact on the AONB landscape and the activity is unlikely to cause a detriment to the amenity of the area. The proposed seasonal tent pitches are a diversification of the current agricultural business. The proposal will benefit the local tourism economy by providing a unique holiday accommodation opportunity and significant economic benefit for local businesses such as the Hare and Hounds pub in Waytown and pubs in surrounding villages, location attractions and locations etc.