

## **Glovers Meadow Farm, Fairfield, Worcestershire**

### Is the development reasonably necessary for agriculture?

The proposed building extension is to be used for hay, straw with capability of providing covered storage of bagged feedstuffs also. The extension will measure approximately 60ft x 70ft, giving an internal floor space of approximately 4,200 sqft. (390m<sup>2</sup>).

It will be constructed with a steel frame off the existing and immediately adjacent building with concrete panels to approx. 2 metres high and Yorkshire boarding to the eaves, so of similar construction to the adjacent building. The roof cladding will be corrugated grey fibre cement sheeting with rooflights.

### The Enterprise

The business owned by S J Raybould & Son is a mixed farming enterprise comprising of sheep, beef and arable across 303 hectares (750 acres) on various tenancy agreements.

There are approximately 200 head of beef cattle on the farm, although this number will vary throughout the year. The lamb production enterprise comprises a flock of around 400 breeding ewes which will produce in the region of 700 lambs each year.

### Agricultural Justification for the Building

The proposed building extension will be used for storage of hay, straw and animal feed. The existing buildings are fully utilised and with an ever-growing farming enterprise consisting of a larger number of livestock, more storage space is required. The farm requires more storage space on site for it to be functional and self-sufficient and to avoid the need of importing in more feed and bedding from external sources throughout winter bedding months and also from preventing it from spoiling by not being undercover other than sheeting.

The Applicant has recently lost use of some farm buildings used for storing hay, straw elsewhere, which were rented on a long-term tenancy with farmland. The Applicant has retained the farmland but lost the farm buildings, ultimately reducing storage space.

The farming business sells approximately 1,000 round bales per year, mostly to local equestrian businesses. This is an expanding part of the farming business, and the proposed building will also be used to help store the bales over winter along with the other fully utilised buildings at the farm.

### Siting Justification

A previous application was submitted with the reference 21/00243/AGR, whereby the siting of the proposed farm building was deemed unsuitable due to its position approximately 0.2 miles from the main farmyard. At the time, the Applicant was limited on space available in the farmyard to extend buildings and the proposed development area has often been used as a small holding area for stock. Since the previous siting was deemed unsuitable, the Applicant has had to reconsider and reconfigure space on their farmyard to provide more storage and can forgo this small area of pasture to facilitate the construction of the proposed building.

The proposed siting for the building is immediately adjacent to the remaining agricultural buildings and is simply an extension to an existing straw shed. It will have a minimal impact on the surrounding landscape and is only a small addition to the existing farmyard.

Access to the building will be via the farmyard so no new access on to the public highway will be required. Existing storm water facilities will be utilised. The proposed building will be

Planning Statement in relation to the extension of an agricultural building under Schedule 2, Part 6, Class A of the General Permitted Development Order 2015 (as amended)

screened from view from third parties by existing buildings to the north and through natural screening of mature hedges and trees to the south, east and west.

To summarise the proposed building is necessary for the proposed agricultural use and will help support the applicants considerably sized and growing agricultural enterprises without compromising the openness of the Green Belt.