

PLANNING STATEMENT

This statement is written in accordance with the advice of the pre-application, and in support of the planning application, for the proposed erection of plant houses, storage shed and rain water storage tank at Church View Farm, Church Road, Aylmerton, Norfolk NR11 8PZ.

The applicant's son has a degree in plant science and has successfully trialled over two years the plant house that he designed for the propagation and development of exotic and rare plants. His potential plant market is particularly niche and he will only sell online via Ebay and Facebook. Thus he will be the only visitor to the proposed site, making at most a daily visit in height of summer and decreasing to as few as twice weekly in winter. There will be no deliveries to, or collections from, this site.

It is not an option for the proposed venture to increase and necessitate extra buildings or staff at Church View Farm. It would never be financially viable within this context and therefore any expansion would mean that a new, dedicated site would have to be found.