

Design statement for the construction of an agricultural building to cover an existing yard area at The Graig, Llanfairwaterdine, Knighton, LD7 1TS on behalf of A F Beavan & Co

It is proposed to construct a pitched roof portal frame extension to an agricultural building at the above site. The building is 24.38m long x 13.86m wide x 4.57m to eaves.

The site of the building is located to the North side of the existing farmyard and is to be accessed via the existing farmyard and farm trackways. The farm is located in Llanfair Waterdine and is accessed off a council byroad.

The building will consist of a steel portal frame structure with fibre cement sheeting roof, and associated rainwater goods. The building will be used to cover an existing yard. The purpose of covering the area is to eliminate rainwater falling onto the yard, which then mixes with animal excrement and produces dirty water and runoff. Covering the area will mean rainwater falls onto the roofed area, rather than the yard, and is taken by guttering and downpipes to a drain. This clean water can then be directed to a clean water outlet. The yard area to be covered is adjacent to existing livestock buildings.

Clean roof water will drain to the existing drainage system.

The building will be screened to the north by existing trees and to the east, south and west by existing buildings.

There is unlikely to be any impact on local wildlife and ecosystems. There is no evidence of any protected species or habitats within the area of the proposed building.

Due to the use of the building and the proximity of farm machinery it is unlikely to be accessed by a disabled person.