

ML Planning Consultancy Ltd.

AT

LOWFIELDS FARM, BURTON IN KENDAL, CARNFORTH LA6 3LB

For Client Mr D BLACOW

Prior notification for new concrete yard

Planning Statement

Outline Description of the Application

The proposed development is for the concreting of a yard round an existing building

Background & Reason for Application

The new concrete yard is part of a requirement by Natural England for farmers to better manage dirty water. The scheme is grant aided

Amount & Scale

One new concrete yard, covering an area of 560 sq. m is proposed round the existing building

Site Area

The size of the building results in a total floor space of 450m².

Siting

The proposed location is determined by the existing building.

Access

Access will be gained via the existing farm entrance. There is adequate room in the existing entranceway and yard area for turning and manovering vehicles, plus access for emergency services if they were ever needed.

No impacts are predicted on the network of public roads or rights of way during the construction or operation periods; therefore, no additional measures are thought to be necessary.

Conclusion

The proposed development will provide an essential impermeable surfacing. The surrounding landscape is that of established farmland, and will enable the proposal to be added without causing any visual impacts. There will be no resulting visual impacts on the neighbouring properties. Therefore, it is deemed that there are no contentious planning issues in question.

The construction will not adversely affect the integrity, character and value of the local landscape. All works may be carried out without prejudice to any local public highway throughout the construction and operational phases.