

Application to determine if prior approval is required for a proposed: Erection, Extension or Alteration of a Building for Agricultural or Forestry use

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 6

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	<input type="text"/>
Suffix	<input type="text"/>
Property Name	<input type="text" value="Keepers Lodge"/>
Address Line 1	<input type="text" value="Basingstoke Road"/>
Address Line 2	<input type="text"/>
Address Line 3	<input type="text" value="Hampshire"/>
Town/city	<input type="text" value="Alton"/>
Postcode	<input type="text" value="GU34 4AB"/>

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
<input type="text" value="469817"/>	<input type="text" value="139142"/>

Description

Applicant Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

The Proposed Building

Please indicate which of the following are involved in your proposal

- A new building
 An extension
 An alteration

Please describe the type of building

A traditional modern wood and concrete hay and machine Barn with slated sides above concrete walls with pitched roof.

Please state the dimensions of the building

Length

30

metres

Height to eaves

7

metres

Breadth

20

metres

Height to ridge

9

metres

Please describe the walls and the roof materials and colours

Walls

Materials

half concrete panels with slated timber panels above

External colour

Grey concrete panels and treated timber panels above

Roof

Materials

green metal roof

External colour

Green

Has an agricultural building been constructed on this unit within the last two years?

- Yes
 No

Would the proposed building be used to house livestock, slurry or sewage sludge?

- Yes
 No

Would the ground area covered by the proposed agricultural building exceed 1000 square metres?

- Yes
 No

Please note: If the ground area covered exceeds 1000 square metres it will not qualify as Permitted Development and an application for Planning Permission will be required.

Has any building, works, pond, plant/machinery, or fishtank been erected within 90 metres of the proposed development within the last two years?

- Yes
 No

The Site

What is the total area of the entire agricultural unit? (1 hectare = 10,000 square metres)

85.0

Scale

Hectares

What is the area of the parcel of land where the development is to be located?

1 or more

Hectares

How long has the land on which the proposed development would be located been in use for agriculture for the purposes of a trade or business?

Years

30

Months

9

Is the proposed development reasonably necessary for the purposes of agriculture?

- Yes
 No

If yes, please explain why

I have been steadily growing my herd of highland cattle for the past 20 years. It is not easy to make money out of cattle especially highlands as they are a specialist breed, slow growing and therefore generally considered non commercial. However it is this speciality that is now finally showing its worth. The meat is some of the best tasting meat on the market today...We have started to sell the meat via meat boxes, this has tripled our income and word then got out how good the meat was and we now have an on going contract with the Oakley Park Hotel. This along with our meat box sales means we are now getting the growth we needed. We are actively chasing other customers but our production is low and Oakley park are taking all we can produce for the moment...gearing up to produce more is part of the reason for the barn..

Our herd is currently 55 strong. We have approximately 30-35 females currently pregnant and due to give birth in March/April time. This will increase the herd to 80/90 animals. We have 11 bullocks we are currently prepping for the 2024/5 season. More will be added next year out of the new batch of births of course, ready for the 25/26/27 sales years. The animals themselves do not generally need cover and are happy outdoors in most weather. In 2024 we will have another 10 animals ready for breeding so that in 2025 we should see upto 40-45 extra new animals taking the herd to close to 130. We are growing the business to in order to meet demand and to try to make profits. In order to make the business profitable we have to reduce running costs. One of the ways is to store straw and hay under cover instead of paying the 5-10 pounds per bale extra for wrapping. ie saving us up to £4000 a year. The problem even with wrapped bales is that birds peck at the bales and cause them to fail. We can loose up to 20 percent ...in order to keep growing we need to be able to store approximately 1500 bales of hay, 700 in, 2024/5, 1100 in 2025/6 . when we reach 1500 we will need more barn space.

We feed currently around 400 bales a year, with another 30 animals this will increase to 700 bales depending upon the type of winter we have but from September the grass is low quality and we have to feed hay.

The use of wrapped haylage is extremely bad for the environment. The plastic wrap is difficult to dispose of and is filling landfills with unnecessary waste which will last for hundreds of years, we as a commercial and environmental farm need to help reduce this...

Tractors need to be indoors especially for maintenance. We currently have two tractors, a Merlo telehandler a 40 foot trailer, a mule a Tinger and Unimog and other machines including diggers and implement's...all of which are used for the farm exclusively and most are used everyday. Maintenance of all machines is mostly done outdoors as non of the existing space is either practical or workable for the main machines...

Is the proposed development designed for the purposes of agriculture?

- Yes
 No

If yes, please explain why

Storage of Hay and farm machinery. the hay will eventually fill the whole barn.

Does the proposed development involve any alteration to a dwelling?

- Yes
 No

Is the proposed development more than 25 metres from a metalled part of a trunk or classified road?

- Yes
 No

What is the height of the proposed development?

9.0

Metres

Is the proposed development within 3 kilometres of an aerodrome?

- Yes
 No

Would the proposed development affect an ancient monument, archaeological site or listed building or would it be within a Site of Special Scientific Interest or a local nature reserve?

- Yes
 No

Site visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- The agent
 The applicant
 Other person

Declaration

I/We hereby apply for Prior Approval: Building for agricultural/forestry use as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Paul O'Brien

Date

11/12/2023