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To Whom it may Concern,

Ref: DC/22/04228

I write to confirm the following regarding the potential planning at College Road, Wyverstone, IP14 4SD.

The area of the site which currently forms part of an agricultural field was not farmed until relatively recently, the area used to be part of a farmyard where pigs and cattle were produced. As such, the ground has no current drainage structure in place and a residue of rubble and aggregates are left over from demolished buildings.

Much of the area is brambles and nettles and only on one side crops have been grown but with difficulty, given the lack of drainage as well as the awkward shape meaning we cannot access the area with our large machinery.

In my professional opinion productive land will not be lost should this project go ahead.

Yours Faithfully,



Roger Steed, MBPR (Agric) FQA

Arable Manager