

Agricultural Justification Statement

For

New concrete finish over existing hardcore hardstanding

AT

Kiln Bank Farm, Evesham Road, Stow-on-the-wold, GL54 1EJ

For

Mr D Bayliss of Kiln Bank Farm

Proposal

The existing hardstanding around the existing agricultural buildings is currently laid to hardcore. This has served a purpose to give access around the yard by vehicles. However, as the hardcore is constantly driven over it breaks up in to smaller gravel areas and forms pot holes. In addition, due to the rough and unsolid nature of the hardcore surface it is impossible to clean the area effectively, leaving a constant build up of chicken muck, mud and other farm waste. This is particularly concerning for animal welfare as well as human welfare, odor, surface water runoff and general cleanliness.

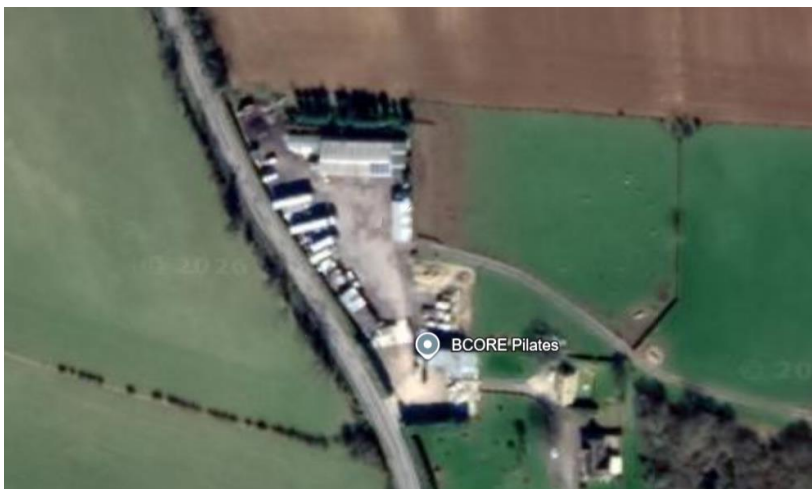
It is proposed to concrete the main areas of travel, and the apron to the Poultry building over the existing hardcore to make a hard, flat, robust surface, to increase the farms cleanliness and reduce on going maintenance costs. As a food producer it is vital to reduce cost were possible and to secure a healthy safe environment for livestock, and reduce impact on surrounding stake holders.

There will be no loss of natural habitat as the areas that are proposed to be finished in concrete are already hardcore with no viable habitat.

Background

The hardcore area was first installed in the early 2000's.

The image below is a screen shot from Google Earth taken in 2015, showing the full area of hardcore in place.



Construction

There is no requirement for excavations to prep the ground for concrete as there is an established hardcore hardstanding area which can will suitable as the foundations for the concrete.

There is an existing turf bund c.80cm higher than ground level between the site and the road, with an additional c.5 m buffer between the highway and the concrete to be applied. The image below shows the existing bund, neatly bonded with an exiting mature hedgerow.



All rain water will follow the existing ground surface flow away from the highway.

Natural England Catchment Sensitive Assessment

This proposal has been assessed by a Natural England Catchment Sensitive Farming Officer (CSFO). The CSFO has assessed the proposed concreting work and approved that it is a forward step in good husbandry and management of the site and farming operation.

We have supplied the CSFO report as supporting documentation.

Conclusion

In conclusion there is a need for the existing hardcore area to be finished in concrete to serve the existing farm and the health and wellbeing of the livestock, and cleanliness of the area. The area is not on or over article 1(6) land, not within the curtilage of a listed building, and not within a flood zone.

The application is accompanied by a bio diversity self-assessment report but not a Biodiversity Net Gain report as there is no loss of habitat.

In our opinion there is a genuine agricultural need for the resurfacing of hardcore areas based on the need for clean and safe working areas.

The health and wellbeing of livestock, particularly due to increased risk for disease to poultry with the ongoing concern of Avian Influenza (Bird Flu).

We therefore respectfully ask that the District council find no objection to these works.