

## Agricultural and Planning Statement

*For, Thornley Hall Farm, Thornley with Wheatley*  
*Applicants : H E Airey & Sons*

This full planning application is submitted for a proposal to erect an agricultural building to provide a livestock building for cattle housing. The site is set well back from the road, is adjacent to existing silage clamp, farm building and accesses directly from the farm land and the farm access drive. The building is reasonably required for the agricultural business.

### **Agricultural Justification**

Proposal to create a livestock building to house dairy cattle. The need for a separate dairy cow building for high yielding cows has been identified by the applicant and his advisors. Over many years of careful breeding the herd numbers, yield and size of cow have increased so the larger animals will benefit from a layout with more bed and feeding space. The ratio of beds to animals is increased so as to provide an excess so there is always a convenient space. Specific high energy feed rations can be fed more frequently through the day during the periods when the cows are housed. As with all livestock businesses there is increasing number of welfare regulations, detailed dairy contracts and regular veterinary inspections for record keeping. The provision of safe and stress free livestock housing for both cattle and farmer are paramount. Such livestock housing will include a wide cattle cubicles system with variable ventilation, wider feeding space per animal, frequently spaced water troughs and wide crossing passages/loafing areas. The building will be run together with a sustainable integral rainwater harvesting system to make best use of clean roof water and minimize the use of a soakaway for rainwater in periods of intense rainfall. Given the significant variations in milk and heifer replacement prices as a result of supply, market and currency fluctuations it is necessary to provide a greater level of care for the highest yielding and older cows. The business can then weather the more difficult times forecast ahead following departure from the current EU agri support mechanisms. A greater number of quality home bred heifer calves are being reared along with a number of beef calves which has increased the demands on existing buildings for housing. As such the existing dairy and heifer rearing livestock buildings do not provide any spare space to provide for the increased space requirements. The proposed modern livestock building for the high yielding cattle building seeks to remedy this deficit.

### **Design**

The new building is to be of the same construction and materials as the more modern buildings on the site. The orientation is parallel to the existing adjacent silage clamp and recently approved cattle facilities building. The proposed new building will be reducing the apparent visual impact of existing silage clamps. The materials to be used are a steel frame, fibre cement roof (colour natural grey) and with reinforced concrete panelled walls with timber space boarding above. The design and materials finish are to have regard for the siting and to match the existing modern farm buildings.

### **Transport & Access**

Access to the site is to be from the public highway using the existing entrance and drive.

### **Access around the Building**

Access to and around the building using the concrete apron is to be from the adjoining fields, farm yard area and adjacent farm buildings. The new livestock building for cattle housing will service the farm buildings.

### **Appearance**

The materials are going to be similar to the completed modern buildings in the existing farmstead. With the roofline adding to screening of the existing silage clamp the new building will add negligible visual impact to views from the road to the east. These older clamps with sheeting covered in tyres are unsightly and the older buildings appear to be in a tired condition so there are some overall screening benefits.

### **Conclusion**

The proposed livestock building will improve the management of the holding and the welfare of the high yielding dairy cows. The building is reasonably required for the agricultural business.