

Design and Access Statement

In Support of a Planning Application
for the

Erection of an agricultural building
for mixed agricultural use
(straw, feed and agricultural livestock)

Higher Highfield Farm, Tinklers Lane,
Slaidburn, Clitheroe, Lancs. BB7 4TP.

The Site

This statement is prepared to support the Planning Application to erect an agricultural building

Site Location

Higher Highfield Farm is a long-established farm comprising of 132 hectares of owned land. It is located at the northern end of an approximately 450m long access track off the north side of the main road between Slaidburn and Tosside (B6478)

This application seeks permission for general purpose agricultural storage and housing livestock with dimensions of 28m x 16m with an eaves height of 4m and a ridge height of 6.4m, its lower walls will be concrete panels and its upper walls will be timber and it will have natural grey coloured profiled roof sheets. It will be located adjacent to the northern side of an existing building that is presently at the northern edge of a group of buildings.

Site Analysis

The site is agricultural land in and around the farmstead and is down to grassland with a yard area at the farm, more or less central in the land with a range of agricultural buildings to serve the enterprise.

The current proposal is to provide additional dry storage for straw and feed and the option of livestock housing as and when required.

Design

The proposed construction will match the existing buildings in scale, design and materials

Landscaping

As there are buildings in close proximity no landscaping has been considered relevant. However, additional landscaping can be provided should the local authority require it to be.

Appearance

The appearance of the development will be a traditional building using the normal materials of cement fibre roofing, Yorkshire boarding for the upper walls and lower walls of concrete panels.

Access

Access to the site and the propose building is via the main farm entrance and once vehicles have entered the site, they will have adequate room to turn and manoeuvre. There is adequate room for emergency services if they were ever required on site.