

# **Design & Access Statement**

## Applicant

19th March 2021

Mr J & Mrs K Bailey  
Wharf Farm  
Green Lane  
Chipping  
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PR3 2QE

## Design

The design of the proposed building is of a proprietary design, from a specialist agricultural framed building company.

The chosen design is in accordance with all up to date guidance concerning the housing of stock, i.e. DEFRA etc.

The proposed building is a conventional layout for a complete dairy unit housing a nominal 70no. dairy cows. The building is designed to house all aspects of a modern dairy farming enterprise under one roof. The building is made up of 4no. apex roofs connected as one, total width 38.70m x 50.52m long, nominal 3.00m eaves and 6.23m to the highest ridge. The existing cow accommodation is to be removed with the proposed building being over the footprint.

The site is within an existing farm yard. The enterprise in total is of 61.5 hectares tenanted farm, mainly ring fenced around the proposed site with 2 no parcels of land in the near vicinity. The proposal is to accommodate a progressive expansion plan of a modern dairy farm enterprise.

The proposed building is a conventional multi span agricultural steel framed structure. Walling in parts is nominally 1.50m high pre-cast concrete panels with vertical treated timber boarding above. Galvanised steel doors were appropriate. The roof materials is P6R fibre cement sheeting colour "Farmscape Antracite"

All surface water from the proposed is to be disposed of through existing drainage. The dirty water, cow slurry is to be stored in the existing facilities on site.

## Access

The proposed access to the building will be from the existing farmyard. There is no intention for disability access to the site as this is a private working farm with no public access.

## Landscaping

No landscape arrangements have been proposed. Arrangements can be accommodated if planning so desire.