DESIGN AND ACCESS STATEMENT FOR THE DEMOLITION OF EXISTING FARM BUILDINGS AND ERECTION OF GENERAL PURPOSE AGRICULTURAL BUILDING PINFOLD FARM HAIGH LANE HOYLANDSWAINE.

Applicant : Mr R Field

Introduction.

This is a Design and Access Statement to support the submission of an application for Planning Consent for the demolition of existing timber framed farm buildings and the erection of a general purpose agricultural building, to be used in association with the working of Pinfold Farm.

Assessment

Pinfold Farm currently has a holding of 11.22 ha of mixed use growing cereals, hay and vegetables. The site of the proposed building is within the existing farmyard and on the site of a previous farm building (now demolished) and of an existing farm building beyond repair, to be demolished. Pinfold Farmhouse is situated within the farmyard and is currently having extension works carried out. The site is currently located within Green Belt with an accepted agricultural use.

Design Relative to Surrounding Area

The external appearance of the existing farm buildings are beyond any recognisable form and as such impracticable to replicate, however the existing farmhouse is more traditional with a tiled roof and sand and cement rendered walls with a

paint finish. It is intended that the design be of a similar nature with a tile effect roof and rendered blockwork walls with a paint finish.
The surrounding neighbouring properties are of natural stone of a single storey nature, and it is felt that it would be financially unviable to construct farm buildings in similar materials. Natural daylight will be gained by rooflights in the north east elevation and access will be via a personel door with a larger opening for tractor and trailer access. No pre application discussions have taken place with neighbours or Local Authority Departments.

Access Considerations.

The construction of the new building will have no more access requirements and will be served from the existing farmyard which in turn is served from Haigh Lane.