



Musson, Wiles & Webster
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Department Management
Barnsley Council,
Planning and Regulatory Services
PO Box 604
S70 9FE

Your Ref:
Direct Line: 01757 704336
Email: selby@nfumutual.co.uk
Date: 2 December 2015

Dear Sir

Planning Application at Dovecote Farm, Westfield Lane, Barnburgh, Barnburgh, DN5 7HS

I am writing in the capacity of local Group Secretary of the National Farmers Union, in support of the above application.

Whilst I cannot comment upon the site design or layout of the scheme, the NFU fully supports the above application, which I believe would contribute to the viability of local businesses in the area.

The NFU willingly support young farmers in striving to progress their farm business into the future and Mr Richardson has demonstrated by his hard work and successful enterprise that he has the skills and determination to do just that.

Our rural communities need vibrant successful businesses. The granting of this planning application will strengthen this rural foundation for many years to come.

As indicated in the appraisal of the agricultural business of Dovecote Farm, prepared by Mr Richardson, the farm business can demonstrate a clear business need, which will play an integral part within the rural economy. This application will sustain the agricultural enterprise, and the long term viability for this farm business.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Martin Wiles'.

Martin Wiles
Group Secretary for the NFU
Sherburn & Tadcaster, Pontefract branches.

SUPPORTING DETAILS FOR AN ADDITIONAL DWELLING

AT DOVESCOTE FARM WESTFIELD WYKE

BARNBURCH DN5-7HS.

MR & MRS JOHN RICHARDSON.

THE PROPOSAL - TO BUILD AN ADDITIONAL FARM HOUSE AT DOVECOTE FARM IN ORDER THAT FAMILY MEMBERS CAN ASSIST AGEING PARENTS FROM SITE ON A 24 HOUR BASIS.

GENERAL - DOVECOTE FARM CONSISTS OF ARABLE LAND & OF A CONSIDERABLE LIVESTOCK HERD, THE LATTER OF WHICH REQUIRES FULL TIME ATTENTION.

TOPOGRAPHY - THE PROPOSED SITE IS FLAT & WOULD THEREFORE NOT REQUIRE ANY SPECIALIZED BUILDING CONSTRUCTION

DESIGN - A TWO STOREY FORM OF DWELLING PROVIDING FAMILY LIVING SPACE, OFFICE AREA FOR FARM BUSINESS & A SEPERATE LAUNDRY FOR FARM CLOTHING HAS BEEN CHOSEN.

IN ORDER TO GIVE THE APPEARANCE OF AGE, IRSTOCK CHESHIRE WEATHERED FACING BRICKWORK TOGETHER WITH FLAT DARK GREY / BLUE TILES WOULD BE USED.

ACCESS - WOULD BE VIA AN EXISTING DRIVEWAY WHICH WOULD NOT AFFECT

- a) VEHICULAR ACCESS PRIVATE & FARM VEHICALS.
- b) POSTAL & DELIVERY SERVICES
- c) LOCAL AUTHORITY REFUSE & RECYCLING VEHICALS
- d) EMERGENCY SERVICE ACCESS.

PLANNING POLICY CONTEXT - THE SITE STANDS WITHIN GREEN BELT & THEREFORE REQUIRES SPECIAL CONSIDERATION.. IN ORDER TO START THE PLANNING PROCESS FROM A BASE LINE THE NTFU WERE CONSULTED FOR THEIR ADVICE, A COPY OF THEIR LETTER IS ATTACHED

ASSESSMENT & CONCLUSION - THE PROPOSAL HAS BEEN FORMULATED THROUGH NECESSITY, TO ENSURE THE SMOOTH & THE EFFICIENT RUNNING OF AN ESTABLISHED FARM BUSINESS BY ENSURING THAT FAMILY MEMBERS ARE AVAILABLE ON A FULL TIME BASIS. THE FAMILY MEMBERS TO OCCUPY THE NEW PROPERTY ARE FULLY TRAINED & QUALIFIED FARMING STOCK.

TAKING INTO ACCOUNT THE BRIEF DETAILS GIVEN WITHIN THIS STATEMENT, WE WOULD ASK THE LOCAL PLANNING OFFICER FOR HIS VIEWS & FOR ANY ASSISTANCE THAT HE HAS THE POWER TO GIVE.