

Mr. B. Haywood
Staffordshire Moorlands District Council
Stockwell Street
Leek
Staffordshire
ST13 6HQ

21st August 2024

Dear Ben

ERECTION OF MACHINERY AND HAY STORAGE BUILDING – BALL GREEN FARM, BALL GREEN

On behalf of my client Mr. D. Clement I would be grateful if you would find enclosed a prior approval application submitted pursuant to Schedule 2, Part 6, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (As Amended).

The submission relates to the proposed erection of a portal framed agricultural building that is to be used for the storage of agricultural machinery / implements and straw. The building is to be erected in-between the recently constructed buildings on the site that are used for animal housing, and is to be constructed from a matching palette of materials. Such works are allowed for under Part 6, Class A of the Order on agricultural units that exceed 5 hectares in area. The applicant's land holding extends to some 105 hectares and thus qualifies for permitted development of this nature.

The proposal accords with the provisions of Part 6, Class A of the Order, having regard to the following considerations:

- (a) The building is to be erected on a parcel of land that exceeds 1 hectare in area (1.57 hectares)
- (b) There are no buildings within the agricultural unit which have been subject to Class Q or Class S submissions under Part 3 of the Order within the last 10 years.
- (c) The proposal does not involve the erection, extension or alteration of a dwelling
- (d) The building is designed specifically for agricultural purposes, comprising of an open sided, portal framed construction and finished in traditional agricultural materials comprising of fibre cement corrugated sheets above concrete block walls and fibre cement sheeting to its roof.
- (e) The ground area covered by the proposed building does not exceed 1500m².
- (f) The site does not lie within 3km of an aerodrome.
- (g) The height of the building stands less than 12 metres in height (6.5m)

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- (h) No part of the building will be located within 25 metres of a metalled part of a trunk road or classified road (the nearby highway being unclassified) and is more than 25m distant.
- (i) The building is not to be used for the keeping of livestock or storage of slurry.
- (j) The proposal does not involve excavation or engineering works in connection with fish farming.
- (k) The proposal does not include any form of biomass boiler or anaerobic digestion system
- (l) The building will not be carried out on land within the curtilage of scheduled monument

The enclosed plans (1901-AL01A, 1901-AL02A and 1901-AL03A) provide details regarding the siting and design of the proposed building and we request that the Local Authority provide its determination as to the siting, design and external appearance of the building in accordance with the provisions of the prior approval process set out in Schedule 2, Part 6, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (As Amended).

I look forward to hearing from you in this regard.

Yours sincerely



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