

SUPPORTING STATEMENT

on behalf of Mr R Taylor

Proposal for the erection of an agricultural building
for storage of Hay and Straw

Land at Tatmore Farm, Preston Road, Gosmore, Hertfordshire, SG4 7QR

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For and on behalf of Brown & Co.

Brown & Co is a leading provider of agency, professional and consultancy services across the whole range of rural, commercial, residential, and agricultural markets.

Date: 1st May 2025

Reference: AP36615

1. Introduction

- 1.1 This statement has been prepared to support the prior approval application for a proposed agricultural building to support the applicants existing farming business on land at Tatmore Farm, Gosmore, Hertfordshire.
- 1.2 The building subject to this application, is an agricultural building for the storage of hay and straw, produced by the applicant.
- 1.3 The application is put forward as currently Tatmore farm does not benefit from any modern agricultural buildings. The proposed hay and straw shed will provide much needed storage for the applicant and will also reduce time spent on the public highway carting hay and straw.
- 1.4 The land subject to this application forms part of the applicants, larger farming business, which currently extends to approximately 355 hectares.
- 1.5 This statement should be read in conjunction with the submitted drawings and plans, as prepared by Brown & Co and A C Jackson.

2 Site and Surroundings

- 2.1 The land subject to this application is known as Tatmore Farm and is located within a rural area close to the settlement of Gosmore, Hertfordshire.
- 2.2 The application site is accessed via an existing farm access track, from Preston Road.
- 2.3 The land adjoining the proposed agricultural building is arable farmland used for growing crops, including temporary grass leys, for production of crops, straw, hay and baled silage, all produced in connection with the applicant's farming business.
- 2.4 The location of the building subject to this application has been positioned close to the original farmyard and represents a typical agricultural building, for the storage of hay and straw and in terms of the surrounding rural area, in appearance and functionality.

3 The Proposal

- 3.1 In view of the changing policy in agriculture and the removal of agricultural support and subsidies, the need to ensure produce is kept in the best condition is paramount. The proposed building will ensure all hay and straw produced can be stored under cover to the highest standards to ensure quality is preserved and the higher returns for the bales achieved.
- 3.2 The current proposal is a for the erection of an agricultural building for the storage of the applicants hay and straw. The building represents a typical building for hay and straw storage.
- 3.3 The building proposes to use green cladding with grey roof material to blend with the surrounding farm yard and landscape.
- 3.4 The supporting A C Jackson and Brown & Co plans, detail the buildings elevations, floor plans and positioning.

Use

- 3.5 The proposal is for the storage of hay and straw used in connection with the applications farming business.

Amount

- 3.6 The area of the building subject to this application, measures 42.67m x 18.29m with a total floor area of approximately 780 m².

Layout

- 3.7 By reference to the submitted plans, the building has been designed and positioned to face the existing farmyard and utilise the existing access track.

Scale

- 3.8 The proposed development is considered to be of an appropriate scale and design for the proposed agricultural/straw storage use.

Appearance

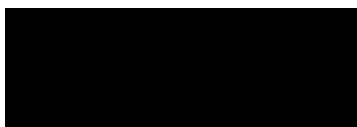
- 3.9 The appearance of the building is of a typical agricultural hay and straw storage building and by design is predominantly open sided. Where cladding is used it has been carefully considered and it is proposed to use green profile cladding, with grey roofing, to blend with the surrounding area.

4 Policy Context

- 4.1 The proposed development has been considered in accordance with the current Town & Country Planning (General Permitted Development) (England) order 2015 (as amended) – Schedule 2, Part 6.

5 Conclusion

- 5.1 The proposed hay and straw building subject to this application, will provide support to the applicants farming business through the introduction of an essential agricultural building.
- 5.2 The proposed agricultural building represents a typical hay and straw building and is not considered to detract from the surrounding area.
- 5.3 The proposed building has been positioned and designed to provide functionality and to blend with the surrounding agricultural landscape.
- 5.4 Having considered the proposed development it is, considered to be consistent with policy and should be permitted.



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