

Weston under Penyard Parish Council

Representation to Herefordshire Council on Planning Applications

General Information

Number	201389
Location	Porch Farm, Weston under Penyard, HR9 7PG
Description	Construction of a new farm entrance into Porch Farm
HC Case Officer	Gemma Webster
Applicant	Mr Hugh Duthie
Agent	Ian Pick Associates Ltd, Station Farm Offices, Wansford Road, Nafferton, Drifffield YO25 8NJ
Date received by Parish Council	May 15 th 2020
PC comments requested by	June 5 th 2020
Target HC determination date	June 30 th 2020

Review of Compliance with Weston under Penyard Neighbourhood Development Plan

Relevant Neighbourhood Plan Policy	Remarks	Compliant Yes/No
N/A	In December 2017 permission was given for the erection of an agriculture building for free range egg production which increased the number of poultry houses to three. In the decision notice the following is stated: <i>In accordance with Policy MT1 of the CS the Highways Officer has raised no objection to the proposal and considers that the proposed development will have a minimal impact on the local highways network which will be able to absorb the increased traffic generated without adversely affecting the safe and efficient flow of the traffic on the network. It is recommended that a condition (Condition 9 below) be imposed to require the submission of both a Construction Management Plan to consider; amongst other things, vehicle movements during the construction phase, and a Traffic Management Plan to regulate movements once the development is operational. In conclusion, officers are satisfied that the traffic impacts of the proposed development can be mitigated through the imposition of suitably worded conditions. The proposal therefore accords with Policy MT1 of the Core Strategy and paragraph 32 of the NPPF.</i>	

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	<i>The proposed additional unit will generate 2 additional bird deliveries at the beginning of the flock, and 2 additional bird collections at the end of the flock. In terms of feed deliveries the development will generate one every 14 days, amounting to 26 per annum. The egg collection and carcass collections will undertake by the same vehicle that currently visits the farm.</i> <i>To protect the amenity of neighbouring residents I do however recommend a condition such that no feed deliveries take place outside the hours of 07:30 and 20:00 Mondays to Fridays and 07:30 to 13:00 on Saturdays and no deliveries on Sundays and Bank Holidays</i> The application's agent in his covering letter for this application states that the farming business generates a requirement for daily HGV traffic.	
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Summary

Conclusion:	No objection subject to assurances on controlled traffic volumes
Comments:	The council would like to know if a Traffic Management Plan was done. The council supported the application for a third poultry shed but with no significant increase in large truck traffic. According to the agent's letter HGV traffic is now daily. The council requests assurances that there is no increase in HGV traffic to the farm.

Agreed by Weston under Penyard Parish Council

4th June 2020