HARVEYHUGHES

INDEPENDENT RURAL CONSULTANTS

T G Gaskin & Son

Pen-Y-Parc Farm

Black Park

Halton

Chirk

LL14 5AX

Justification Report

In support of

A Planning Application for proposed roofing over two existing yard areas at Pen-Y-Parc Farm, Chrik.

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1.0 Introduction

T G Gaskin & Son farm approximately 205 acres (82 hectares) of agricultural land at Pen-Y Parc Farm and surrounding areas of Halton, Chrik. The farmland associated with Pen-Y-Parc Farm is predominantly grassland with 40 acres cropped to maize and 10 acres of wheat, all crops are used as forage which is utilised for the production of the dairy herd and followers. The main enterprise of the business is the 125 head of Holstein Frisian Dairy cattle, the business breeds and rears their own herd replacements and bull/beef calves totalling circa 260 head of stock on farm.

This application is being submitted to roof over two small areas of existing farm yard to reduce excess rainwater entering the slurry system and feed bunkers. Excess rainwater entering the slurry system increases the volume of slurry requiring storage and dilutes the Nitrogen Value of the slurry for being spread on land. Additionally, rainwater in feed bunkers creates wasted feed. Both issues cause financial implications and therefore roofing over these two existing yards will assist in reducing waste.

2.0 Purpose of Building

As previously mentioned, the business would like to cover over two small areas of existing yard, as per the drawings submitted they are labelled 'C' which is roofing over an existing cattle feed area, and 'D' which is roofing over an existing yard that is used for the collection and pumping of slurry. Both roofing areas will be reducing the amount of rainwater entering into the slurry system.

3.0 Design of Roofing

3.1 Roof 'C'

The proposed roof will measure as follows:

W Length:	13.00m
E Length:	11.00m
Width:	5.00m
Eaves Height:	4.32m
Ridge Height:	4.54m

The total surface area of the roofing will be **60m^2**

3.2 Roof 'D'

The proposed roof will measure as follows:

Length:	10.36m
Width:	3.2m
Eaves Height:	3.87m
Ridge Height:	3.96m

The total surface area of the roofing will be **33.15m^2**

4.0 Visual impact and Access

There will be no alteration to the farm access due to this proposal, nor will there be any increased volume of vehicle movements to and from the farm.

Both roofing areas will be visible from Black park road, although will not alter the existing view, due to the existing site containing multiple agricultural buildings. Roofing 'D' will be closest to the existing site boundary, but will not exceed the existing walls.

The materials used for roofing 'C' will be similar to nearby agricultural buildings on the farm and surrounding area, using fibre cement roof sheets which match the two adjoining buildings. The materials used for roofing 'D' will be similar to other agricultural buildings on the farm, using blue box profile metal roofing and sides, which will build on the existing concrete panels.

As seen in the supporting Green Infrastructure statement the large oak tree immediately adjacent the northern boundary of the site next to the slurry collection area will not be affected by the constructed height of building 'D'

5.0 Requirement

The two proposed roofings are covering existing areas of different uses, although both areas will reduce rainfall entering into the slurry system.

5.1 Roofing 'C'

The existing site area of roofing 'C' is a cattle feed yard, the cattle housing is within the two existing adjoining buildings which provides comfort and shelter, the external feed area allows the cattle space for feeding and exercise. The feed area will benefit from roofing to reduce rainwater needing to be scraped away along with the cattle slurry, which inevitably reduces the quantity of slurry needed to manage and reduces the dilution of rainwater.

Additionally the roofing will cover the feed bucker, the uncovered existing feed bunker is exposed to all weather conditions, rainwater causes the forage to become damp and unpalatable, and excess sunlight causes the forage to over heat which causes mould and unpalatability. Forage should be cold to the touch, when forage becomes warm it goes off fast and cattle do not eat warm forage. Therefore will reduce the exposure to excess rain and over heating and therefore will reduce feed waste. Feed waste is a financial loss to the business.

Roofing over cattle feed areas is noticed by Catchment sensitive farming within England as areas to mitigate against pollution and the reduction of rainwater management.

5.2 Roofing 'D'

The existing site area of Roofing 'D' is used to collect slurry from cattle housing, the slurry is scraped from cubicles and feed areas and pushed into this area which has 3 sides of existing concrete panels. The slurry is collected there and pumped to the existing slurry tower.

Covering this area will reduce the rainwater entering into the slurry system. Slurry management is a high cost to the business, therefore reducing excess rainwater into the system will improve efficiency and be of financial benefit to the business.

The calculated rainfall on the site at Pen-Y-Parc Farm is 921mm per year. The area proposed to be covered within this application is 93.15m^2, therefore by covering these sites the rainfall entering the slurry system will be 86m^3. Thes calculations have been made using AHDB Slurry Wizard (Sept 2024). The relevant information can be seen in Appendix 1.0.

6.0 Conclusion

Drawing from the points discussed the two proposed roofings will be of financial and environmental benefit to the business, by reducing unnecessary rainwater into the slurry system and preventing forage wastage.

Appendix 1.0: Rainfall calculation

		Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Total
Grid reference average rainfall (mm)		72	86	89	100	85	60	58	60	56	49	35	50	801 mm
Own average rainfall (mm)														mm
Adjusted likely rainfall, (mm)		83	99	103	115	98	69	67	70	64	56	40	58	921 mm

		Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Total
Storage required		Yes	Yes	Yes	Yes	Yes	Yes	Yes	No	No	No	No	No	
Yard run off area to slurry store (m3)	0 m2	-	-	-	-	-	-	-	-	-	-	-	-	- m3
Slurry store rainfall to store (m3)	93 m2	8	9	10	11	9	6	6	6	6	5	4	5	86 m3