

Cerys Jones

From: Philip Forster
Sent: 03 January 2019 08:35
To: planning_admin
Subject: FW: P/2018/0788 - extended barn at Burgess Lane, Penley.

[Additional info web](#)

[REDACTED]

Morning Philip,

Below are the answers that you requested.

I have asked Steelforce if they can provide the extra information regarding the block plan and elevation.

The intended use of the building is to house cattle and foder as stated on the covering letter provided by steelforce. We currently have around 110 cattle and growing. We own and rent around 110 acres and are hoping to add another 50 acres to this next grazing season (totalling 160 acres) so upping cattle numbers and the housing required to keep them over the winter, which is why the extension is required.

We are trying to extend the business and are in negotiation with a well know supermarket, and hoping to secure a contract to provide them with sustainable Beef. Without approval for the extension they probably would consider dealing with us because we wouldn't be able to supply the numbers they require, so limiting our potential to progress and grow the business. We are also involved with various groups trying to promote farming to schools and people who don't live in the country.

The land the building sits on is just under 9 acres, there will be no requirement for extra hard standing as there is enough space for vehicles to manoeuvre and park if the proposal is approved.

Will this application still make the January committee meeting? I think the application has nearly been in for 3 months and nearer 4 months if it gets before the committee in January.

Please let me know if you require anymore information or there is anything else I can do to help.

Kind Regards,

[REDACTED]

Philip.Forster@wrexham.gov.uk

[REDACTED]

[Dear Mr Reeves,](#)

Further to my email below, I have noted that the plans submitted do not provide me with the requisite information in order to fully assess the impact of the development. It had been my intention to report the application before the Planning Committee in January, however there is missing information on the plans.

As well as the requested information below I also request a full proposed detail of the elevations including the relationship of the new extension with the existing buildings as well as a better detailed block plan showing how the positioning of the building will interact with the existing access onto Burgess Lane. I also need it confirmed whether there will be any need for further creation of hardstandings as the erection of the proposed extension appears to use up a significant amount of the parking and circulation areas.

At this stage, I cannot confidently present the application before Members. I've copied in your agent at Steelforce UK as I hadn't appreciated they had submitted your application. I apologise for this.

I look forward to receiving this information.

Kind regards

Phil

Philip Forster

Swyddog Cynllunio/Planning Officer
Rheoli Datblygu /Development Control



01978 298786



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From: Philip Forster

Sent: 11 December 2018 16:00

To: 'Andrew Reeves'

Subject: P/2018/0788 - extended barn at Burgess Lane, Penley.

Dear Mr Reeves,

I would be grateful if you could provide me with some further justification as to the need for the extended barn on the plot of land referred to. the parcel upon which the barn is to be built appears small relative to the size of the overall building. It would be helpful if you could confirm:

- i) the intended use of the building;
- ii) the scale of your agricultural holding including the immediate land parcel and the location and scale of other parcels of land that you own/rent

This will help me in justifying your proposal. Your earliest reply would be most helpful.

Kind regards

Phil

Philip Forster

Swyddog Cynllunio/Planning Officer
Rheoli Datblygu /Development Control



01978 298786



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Ewch i weld - mi fedrwch chi dalu, rhoi gwybod, gwneud cais, dweud eich dweud, a dod o hyd i wybodaeth ar-lein yn www.wrecsam.gov.uk. Arbedwch bapur - meddylwch cyn argraffu!

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We welcome correspondence in Welsh. We will respond to any correspondence in Welsh and this will not lead to any delay.

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