

MEMORANDUM

To : Adam Lewis, Planning Services, Plough Lane Offices – H26

From : Nicola Stone (apT), on behalf of Internal Consultee (Ecology)

Tel :
Date : 12.08.2021

My Ref : 211210 Upper House Farm 12.08.21

Updated 28.10.2021

SITE:	Upper House Farm, Huntington, Kington, Herefordshire, HR5 3PY
APPLICATION TYPE:	Planning permission
DESCRIPTION:	Proposed agricultural manure storage building
APPLICATION NO:	P211210/F
GRID REFERENCE:	324828 – 253479
APPLICANT:	Mr C Jones
PARISH:	Huntington

Comments: (Continue on a separate sheet if necessary)

Object ☐

Support ☐

No Objection ☐

Approve with Conditions ☒ (Please list below any conditions you wish to impose on this permission.)

Further information required ☐

Consultation response from:

Recommendation:
Support subject to conditions

Please include the conditions below on a planning decision notice.

I have completed a Habitat Regulation Assessment screening matrix which should be included on the site report.

Natural England must be formally consulted on the attached HRA and comments taken into account prior to a planning decision being made.

I have read the following planning case documents:

- Design & Access Statement prepared by Ian Savagar, dated 15th March 2021
- Email from Ian Savagar confirming area (m2) for the manure store, and area proposed for sheep handling (dated 13th August 2021)

Background information

Upper House Farm is not within a Nitrogen Vulnerable Zone (Magic Maps accessed 12.08.2021). The location of the proposed manure store is in flood zone 1 (Environment Agency maps accessed 04.08.2021).

The proposal is to cover an existing manure store and sheep handling area. The application will not increase the number of livestock kept on the holding. The area for the manure store is 460m² and that the sheep handling area is 209m².

Designated Sites

Livestock units and manure stores have the potential to impact designated sites through ammonia emissions and pollution runoff. There are areas of Ancient Woodland and priority habitat within 2km of the proposal.

The following Nationally Designated sites are within 5km of the proposal:

- Birches SSSI
- Upper Welson Marsh SSSI
- Bushy Hazels & Cwmma Moors SSSI

The following European sites are within 10km of the proposal:

- River Wye SAC

Effect Pathways

Systems for the management of manure are relevant to the control of environmental risks to air and water. Storing solid manure heaps on an impermeable base prevents seepage of nutrients which may then be lost to groundwater through leaching or runoff. On farms with limited storage capacity, expanding facilities can provide greater scope for the timing of application allowing spreading at lower risk times and when the crop can make best use of the nutrients.

In line with The Reduction and Prevention of Agricultural Diffuse Pollution (England) Regulations 2018, the proposal will reduce and prevent agricultural diffuse pollution. It will allow suitable cover for existing manure, reducing the land manager's potential to breach Regulation 4.

Although an Environment Agency permit is not required for storage of farm yard manure, under the Storing Silage, Slurry and Agricultural Fuel Oil regulations, a 14 day notice is required to be given to the Environment Agency for construction of any new storage facilities.

Appendix 1 provides an email with additional information regarding appropriate storage of manure.

Providing the following condition is on a planning decision notice I have not identified an effect pathway by which this proposal could significantly impact the designated sites above.

1. The manure store hereby approved and detailed on drawing number 8122/1, dated 05/03/2021, prepared by Ian Savagar, shall:
 - not at any time be used to store manure other than from the existing sheds situated on site as of the date of this decision, and
 - not at any time be used other than for the approved use. 460m² to be used for manure storage only, and 209m² to be used for sheep handling only.

Reason: The treatment/handling of any manure needs to be managed in the interests of pollution prevention and efficient waste minimisation and management so as to comply with Policy SD1 of the Herefordshire Local Plan – Core Strategy and the National Planning Policy Framework and to ensure full consideration of Protected Species having regard to the Wildlife and Countryside Act 1981, Conservation of Habitats and Species Regulations (2017), National Planning Policy Framework, NERC Act (2006), Herefordshire Local Plan - Core Strategy policy LD2.

DATE RETURNED: 01.10.2021

Appendix 1: Information regarding storage of manure from Defra:

From: Advice (Farming Advice Service) (EE) <advice@farmingadvice.org.uk>
Sent: 02 September 2021 15:23
To: Stone, Nicola <nicola.stone@apT-group.co.uk>
Subject: Farming Advice Service - storing manure

CAUTION: This email originated from outside Telford & Wrekin Council's network. Do not click links or open attachments unless you are sure the content is safe.

Dear Ms Stone,

Thank you for your call to the Farming Advice Service (FAS) helpline yesterday.

We provide the Farming Advice Service on behalf of Defra and the role of our service is to help farmers understand and meet the requirements of [Cross Compliance](#), the [Basic Payment Scheme](#), and the European Directives on both water protection and sustainable pesticide use for farmers within England.

You wanted evidence for why it's best practice to store manure in a covered shelter instead of in heaps outdoors. Guidance for farmers on storing manure in NVZs can be found [here](#). This is essential to meet cross compliance regulations, which can be viewed [here](#).

For evidence as to why it's important to store manure, the [Code of Good Agricultural Practice for reducing ammonia emissions](#) provides information in the section titled "Store and cover your organic manures".

Defra, as Data Controller, hold a privacy statement on their website which will provide details of how they deal with personal information. For further details about how we are processing any of your personal data such as your name and any other contact details provided by you please visit our website – <http://www.farmingadvice.org.uk/events/privacy/>

If you don't already receive the monthly Farming Advice Service (FAS) e-newsletter along with reminders of Key Dates, you can sign up on our website www.farmingadvice.org.uk.

From the website you can also download previous editions of the newsletters, technical articles and view recordings of our recent webinars, including Cross Compliance updates for 2021, farming rules for water, Nitrate Vulnerable Zones (NVZ) and Net Zero in Agriculture.

Kind Regards

[Redacted signature]

[Redacted signature]

Telephone: 03000 200 301

Email: advice@farmingadvice.org.uk

Web: www.farmingadvice.org.uk

How did we do? If you would like to provide some feedback on the support you have received from the FAS, please click [here](#) to complete a short survey.

