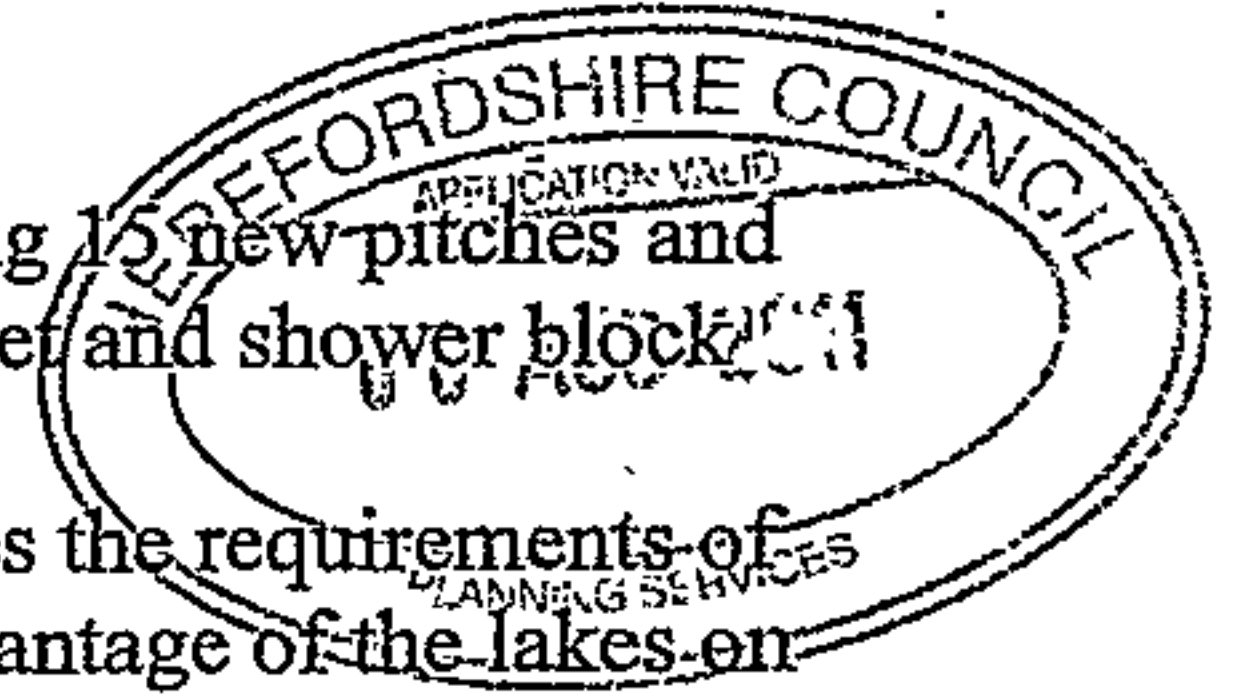


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Design and Access Details.

~~Home Farm~~ Caravan Site. Munderfield Harold.



The owners wish to improve and increase the size of the site by adding 15 new pitches and utilising one which was approved in the 2002 application but not used. A toilet and shower block will be included and two new septic tanks installed.

The existing site has been established over the last 10 years and serves the requirements of fishermen and women who wish to remain in the area for a while to take advantage of the lakes on site and in the closely surrounding areas.

The caravans on the site are purchased and maintained by the fishermen and women who enhance the pitches by the formation of gardens.

The design of the site gives good rural visibility for each unit without the need to remove trees or hedges and also means that very little excavation or land build is required in establishing each pitch. The access on site roads are an extension of the existing and follow the natural falls of the existing land with in general a crossfall of around 1 in 60 to allow for 'run off' of surface water.

The speed limit on site is 15 mph and visibility is very good as hedges and verges are regularly trimmed.

Use of the site is intermittent depending upon the type of fishing allowed and the other commitments of the residents.

The residents travel mainly from the Birmingham area, collecting their provisions from Bromyard on the way and stay up to three or four days for an average visit.

The site is almost undetectable visibly from the roads or property in the vicinity.

Access to the site is from a relatively straight section of the A44 about two miles West of Bromyard. The visibility either side of the entrance is good and hedges / verges are kept well trimmed by the owners. Traffic onto site would increase by around 6 vehicles per day (estimate) and this would decrease in winter months.

The owners are environmentally aware and responsible people and trees, hedges etc. would not be affected by the development except for the removal of around 5 or 6 ash saplings (self established) for the extension of the access road.

HEREFORDSHIRE COUNCIL PLANNING SERVICES DEVELOPMENT CONTROL	
08 AUG 2011	
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