

Mr Martin Guard
Planning and Building Control
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Your Ref: 1/09/21582/F
Our Ref: ph_240309_Mr M Guard, SSDC Little Sutton obj

24 March 2009

Dear Martin

Application No. 1/09/21582/F Free range egg production unit, Little Sutton Farm

Thank you for your consultation on this application. Paragraph 21 of Planning Policy Statement 7 states that *"the conservation of the natural beauty of the landscape (in AONBs) ... should be given great weight...in development control decisions in these areas."* Section 85 of the Countryside and Rights of Way Act 2000 requires planning authorities to *"have regard to the purpose of conserving and enhancing the natural beauty of the area of outstanding natural beauty"*. These requirements are reflected in Policy E1 of the South Shropshire Local Plan which states that *"Development will not be permitted which would adversely affect the character or natural beauty of the Shropshire Hills Area of Outstanding Natural Beauty"*.

This proposal lies within the Shropshire Hills AONB and is likely to have an adverse effect on this nationally protected landscape, and **the AONB Partnership therefore objects to this application**. We consider the scale of the individual building to be too large, and that either a smaller facility would be more appropriate or the same capacity achieved with more than one building. In addition we feel the proposed use throughout of steel sheet cladding (of whatever colour) is inappropriate on a large building in the AONB. We would recommend that wall cladding should be of horizontal lapped timber 'featherboard', and roof cladding of through-colour fibre cement board, preferably in grey (anthracite). The Shropshire Hills AONB Partnership does not recommend steel sheeting for roof construction in the AONB. Exceptionally, where profiled metal sheeting is deemed absolutely necessary for functional reasons, plastic coated steel in one of the following dark colours should be selected: dark blue (blue or slate blue BS 18-8-29), green (juniper green BS 12-B-29), or brown (Van dyke brown BS 08-8-29). These recommendations come from a draft 'Agricultural Buildings Design Guidance' document we have recently developed. Though the document is not yet published, we will be happy to provide a full draft of this if it would be helpful.

This response has also been informed by consultation with members of the AONB Partnership. The issue of run-off and disposal of rainwater from the roof of the building, so as to avoid possible contamination of watercourse or groundwater was also raised by members.

Yours sincerely

Phil Holden
AONB Partnership Manager