

Introduction

On 25 February, 2004, your Committee approved a Master Plan application for Berkyn Manor Farm as a farm diversification measure which will ensure the future of some fine Victorian buildings including Berkyn Manor and its stables, as well as securing the viability of the farm. The approval is subject to a s.106 agreement which must meet the Council's requirements as well as protect the applicants' interests: considerable progress has been made on this agreement and it is hoped that it can be signed, and the planning permission issued, relatively shortly.

At the same meeting, Members were asked to consider other applications concerning temporary consent and change of use for parts of the farm property, also as part of farm diversification measures. Three of the four occupiers that were affected by your decisions last year still find Berkyn Manor Farm ideal for their purposes, and consequently require further temporary consents to enable them to continue to operate. One of the applications is for a permanent location for one of the occupiers in one of the existing farm buildings which is surplus to requirements given recent alterations to farming grants and subsidies. This will improve the amenity of the whole site and the openness of the Green Belt. All these businesses maintain the viability of the agricultural operations at Berkyn Manor Farm and are essential in creating the right financial conditions for the Master Plan to succeed. None of these units can be seen from the highway or overlook any housing.

