

Ravelaw Farm, Duns - 22/00576/FUL and 23/00002/RREF

This document has been prepared in response to the Local Review Body request for the Officer to comment on the additional information which was submitted with the review but was not before the Appointed Officer at the time of determination.

Additional information

<p>Solicitors Letter, prepared by Amy Dickson, dated 20 December 2022</p>	<p>The Solicitor's letter suggests that a planning condition could be attached to any permission granted to ensure that livestock numbers do not exceed 2000 within the farm complex. As stated in the Officer's report of handling, the Planning Authority is not able to exercise any control over existing agricultural buildings through the planning process, other than the one contained within the application site. Therefore, a condition could not be attached to control livestock numbers across all of the existing agricultural buildings found within the farm complex.</p> <p>This information would not lead the Appointed Officer to alter their decision.</p>
<p>Support letter from Garth Pig Practice Ltd, dated 23 November 2022</p>	<p>This letter, produced by a veterinary surgeon, suggests that reducing livestock densities would improve pig welfare at the farm. The Planning Authority do not dispute this claim.</p> <p>This information would not lead the Appointed Officer to alter their decision.</p>
<p>Signed letter from neighbours</p>	<p>This letter, signed by local residents, suggests that the Applicant enter into a Section 75 Legal Agreement to ensure that pig numbers do not exceed 2000 within then farm complex, as well as, the placement of livestock throughout the farm buildings. The letter does not advise whether the Applicant would be agreeable to entering into a Section 75 Legal Agreement.</p> <p>This information would not lead the Appointed Officer to alter their decision.</p>
<p>Set of amended site plans</p>	<p>The site plans and maps demonstrate the proximity of the farm complex to the group of neighbouring residential properties to the south. They also include existing and proposed livestock numbers to the agricultural building throughout the farm complex. The drawings suggest that some livestock would move further away from existing residential properties.</p>

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Conclusion

In consideration of the above, the additional information submitted with the review does not alter the Planning Authority's position on the acceptability of the development.