

Carn Friars Farm New Shed

The shed structure would be:

A galvanized steel portal frame 9m in width, 18.0m length with a height of 3.3m to the underside of eaves, bolted down to a concrete floor.

Eight concrete footing blocks would be formed to support the feet of the bolt down structure which are required to be 1M x 1M x 800mm deep, and a suitable concrete slab would be laid over once in place to provide a safe and stable working floor inside.

Slate blue coloured corrugated fibre cement roof sheeting with matching ridge and barge boards, with heavy duty roof-lights to comply with HSE regulations and to help reduce lighting costs. Rainwater collection will be made via PVC deep flow guttering into storage tanks for irrigation and wash-down usage.

The building will be clad with vertical lapped timber cladding from roof level down to floor all round, and the north gable end will have a pair of sliding doors 3.0 wide x 3.0m high as the main access.

The shed would not be visible from the road or any public pathway or space due to being surrounded by established elm hedging, and the existing tunnel structure materials removed which could not be re-used elsewhere on the farm or would be disposed of responsibly.

Justification.

Outline:

Over the last decade on the farm, agricultural diversification has evolved by way of planting and growing fruit trees, the yield now being used for processing into produce such as juice, preserves, cider and cider apple brandy. With now over 1500 trees planted there has been a year by year increase in production of preserves, juices, cider and cider brandy.

Over the last few years we have had a very successful 'program' of grafting and growing our own apple trees which are being planted out to further increase our orchard area on the farm. The varieties selected for grafting and growing, which takes about 3 years before planting out, have been selected from our own existing 35+ varieties that not only suit our produce requirements, but also have proven to thrive in our soils, and the increasingly changing island weather and environmental conditions. We feel that selecting and grafting trees to suit the farm needs, the local conditions and soil structure, is a far more sustainable plan than continuous ongoing efforts to alter and manage the soils PH and condition, to suit imported trees.

This diversification over the last few years has seen some new machinery needed for ground and hedge maintenance as well as an increased need for undercover storage for the processing equipment, bottles, packaging etc required for the farm produce 'production'.

Current difficulties:

Because of our lack of suitable undercover storage facilities on the farm, we are having to store some machinery and the like outside which is having a detrimental effect on its lifespan and

reliability. And due to the very limited floor space in the food production room for storage of packaging stock, bottles etc, we are having to purchase and ship in smaller quantities at a greater cost, as well as dealing with having to split orders further upon arrival to distribute to whatever space can be found to store.

Another difficulty which has arisen as production and crop volumes have increased is that for each stage of production of the produce (cleaning, pressing, fermenting, bottling, pasteurizing, labeling, packaging etc), our currently used 6 x 9 meter room which does everything has to be stripped out and re-assembled and laid out to suit each production stage activity. There are no other suitable buildings available on the farm.

Often, equipment, fixtures and fitting are having to be stored outside for long periods which with farm machinery, has damaging consequences, as well as an awful lot of irreversible time needed, rearranging and setting up for each stage of our production.

New shed needed:

Adjacent to the current pressing and production room, there is a derelict and unused tunnel house (approximately 18-meters in length, which is now well over 20-years old and at the end of its life, and there is also a second structure very close by which has a footprint of 9-meters x 25-meters which will also be permanently removed to make way for our on-going tree planting program, therefore below the BNG due to a reduction in structure size and an increase in the biodiversity value and about 120 trees planted.

We wish to remove both structures and replace them with a new 18-meter single story agricultural building which would be dry and fit for purpose.

We would provide access into it via conventional sliding doors on the north-east gable end which would give immediate and close access via the same as used now for the current press room.

The new building would allow a proportion of floor space to be used to expand our equipment into permanent placement in both the new and current building, reducing wear and tear and the time needed having to move and set up everything many times each season.

There would be space in the new shed to store and safely access palletised packaging, bottles etc which would also help save costs in buying quantities as well as shipping costs, but also a clean and dry environment to comply with HSA and food standard agency requirements and for storing produce before it is sold.

The remaining space would be used for much needed under-cover storage of our essential agricultural equipment as described and needed, as well as the safe movement and dry storage of produce stock when ready for the market.