

**BRECKLAND COUNCIL**

**DEVELOPMENT CONTROL COMMITTEE - 30<sup>TH</sup> MARCH 2009**

**REPORT OF DEVELOPMENT SERVICES MANAGER**

(Author: Viv Bebbington, Senior Development Control Officer)

**BRETENHAM: HOME FARM, CHANGE OF USE TO MIXED USE OF AGRICULTURAL AND EQUINE USE AND THE CONSTRUCTION OF AN ALL WEATHER GALLOP AND TWO STABLES CONSISTING OF SIX BOXES EACH.**

**Applicant Mr P Hodson Application Reference: 3PL/2008/1419/F**

**Summary** - This report concerns an application for the change of use of agricultural land and the construction of an all weather gallop and two stables. This application has been brought back before members as agreed at the meeting of this committee on 9<sup>th</sup> March. It is recommended that planning permission be approved.

This application was initially considered by members on 26<sup>th</sup> January but was deferred for clarification as to the use of the central area within the gallop. The application was reported back to members at the meeting on 16<sup>th</sup> February.

Full details of the application are set out in the original committee report and deferred item report (attached)

Members resolved on 16<sup>th</sup> February to refuse the application following concerns regarding the loss of agricultural land, impact on the countryside and visual character of the area and loss of employment.

At the meeting on 9<sup>th</sup> March members requested that the application be brought back to this committee to be reconsidered.

The description of the proposal has been amended, following legal advice to recognise that the proposal is for a mixed use of agriculture and equine not solely equine usage.

**RECOMMENDATION:** It is recommended that the application is approved subject to conditions.