DC/24/1771 Westons Farm Application for Demolition

Comments on the Application documents:

1) Building 2a metal grain store silo appears in reasonable condition. The application states “the buildings are of no historic merit”. Westons Farm (the site) produced grain from the surrounding field which, over the centuries, was stored in the grain silo and the Granary adjacent for the benefit of Westons Place which were all originally part of a single curtilage. Both Weston Place and The Granary are Grade II listed buildings immediately adjacent to the proposed site for demolition. It is false to state the buildings, especially the grain silo, are of no historic merit. Indeed, they are an integral and critical part of the unique character and integrity of the heritage site.

2) “Work will be undertaken between 9am and 5.30pm Monday to Friday”. This is not acceptable as will require site lighting in the late afternoon for the work noting the demolition period is 31 Dec 2024 to 31 Jan 2025. This also includes work on News Years Day, which is not acceptable. Additionally, these dates conflict with the site notices that advised demolition to be completed before the end of Dec 2024

3) It is stated that the proposal will NOT involve the felling or pruning of any trees. Viewing the site, it is impossible to see how this can be achieved. As such the statement should be viewed as false

4) It is stated that the proposal site cannot be seen from a public road or land. This is false – see photo of the grain silo from Station Road as just one example. Other viewing points are from walking along the A24 to the west of the site and further down Station Road



5) The noise and visual impact from the demolition work, including frequent passing of heavy vehicles and equipment along the access track, due to it’s immediate proximity to the 2 listed buildings is regarded as unacceptable, noting that “protective fencing” is to be erected

around the site which will be highly visible. This is contrary to the application letter comment that “The proposed works are not considered to harm the amenities of neighbouring occupiers or users of land”

6) Ecology is mentioned in the Application covering letter but has been omitted from the Application Form itself. This site is well known locally for its diverse ecology and in particular the protected species that have been seen there. There is much bat activity, frequent barn owl activity and great crested newts recorded in the ancient pond adjacent to the access road. Before any approval is given, or work commenced, it is proposed that the site shall be check by a suitable third-party Ecologist, particularly for the protection of the great crested newts next to the access track that will suddenly see frequent heavy vehicle use



Objection to the Application is therefore made as below:

- The significant omission to mention the adjacent Listed Buildings (even though the buildings are clearly identified on the “Site Demolition Plan” and the impact the proposed work will have on these buildings and residents
- The unacceptable working hours and days proposed
- The false statements that the buildings to be demolished are of no historic merit and that there will be no felling or pruning of trees
- No detailed consideration given to ecology and protected species

Further to the objection above is it proposed that the grain silo be considered for listed building status to augment the unique character and integrity of the wider immediate heritage site

03 Dec 2024