

Project Profile



Bridge Farm

A.O. & T.O.
Laycock



Client: Messrs A. O & T. O Laycock

Role: Planning, Development and Project Management Advice

Location: Bridge Farm, Ballam Road, Higher Ballam, Lytham St Anne's, Lancashire

J10 Planning are acting as agent in advising the Laycock's, dairy cattle farmers on the Fylde, on how to best relocate their farmstead, both in terms of planning and site disposal.

This has resulted in J10 co-ordinating and managing an expert team of advisors including Cheshire Architects, Barnes Walker, Biota, Carver Knowles, Oxford Archaeology North and Singleton Clamp in preparing specialist reports to support the proposed redevelopment of the existing farmstead and its relocation to a new purpose built site within a central part of the landholding, which extends to 285 acres (115 ha) of agricultural land.

The only viable means of facilitating the relocation is to convert the traditional farmstead range to residential use and overcome the present restrictive housing moratorium adopted by the Council. This was achieved by demonstrating the enabling aspects of the proposals, which are involved in delivering a modern dairy unit (using ground breaking robotic milking technology), with facilities and a new farmhouse to match; alongside a farmshop and an educational facility for local schools – the very essence of meeting the rural recovery and regeneration agenda. Permission was secured in March 2005 subject to a S106 Agreement.