

Birch Tree Poultry Farm

Environmental Permit – Housing Review (CFL/19/HR)

Operator

Corbett Farms Limited
Ox House
Shobdon
Leominster
Herefordshire
HR6 9LT

Overview of Site

The applicant has recently rented the site for 20 years from the site owner / landlord.

The site has 2 existing poultry houses, which have previously been used for housing 22,000 laying hens. It is now intended (with a third building under development) that the site will be capable of housing 39,000 hen pullets and 4,500 cockerels.

Existing buildings

The two original houses are purpose built poultry houses in very good overall condition. Building 1 is circa 25 to 30 years old, and Building 2 between 15 and 20 years old. It is therefore felt that the existing buildings are designed to BAT standard.

Internally, both of these buildings were stripped of the equipment associated with the laying operation, leaving only lighting and ventilation. Both were assessed and are of a comparable level to existing best available technology. The only potential improvement would be to upgrade light fittings to LED in order to save energy.

As part of the fit out for the site to house pullets, the following systems have been replaced with new, complying with BAT Standards:

- Internal Heating to all buildings
- Drinking systems to all buildings
- Feed system to all buildings (the existing feed storage is in good condition and has sufficient capacity for buildings 1 and 2. A new feed bin has been installed for building 3.
- A new ventilation system has been installed to Building 3, and the automation systems have been reviewed and signed off for the ventilation system which is being retained in building 1 & 2. The ventilation system is automated to operate in order to regulate internal building temperatures, with only the minimum number of fans operating to maintain the required conditions.

New building

Building 3 has been constructed in 2021 to all current standards and is therefore designed and built to the latest BAT.

Externally the following improvements have been made to the site.

- a) New high volume guttering has been installed on Buildings 1 & 2
- b) Calculations have been undertaken for the whole site stormwater drainage system, and new stormwater attenuation has been installed for Building 2 & 3 as well as 50% of Building 1. This has been designed for a 1 in 100 year + 40% Climate change allowance storm event lasting 6 hours.
- c) A new dirty water system has been installed for Building 3, and the existing system cleaned and checked for buildings 1 & 2. The site will require less cleaning without the egg collection equipment and so it is felt the existing equipment is fit for purpose.
- d) All of the following equipment has been replaced with new, complying with BAT Standards
 - Incinerator
 - Standby Generator
 - Heating gas storage and pipework
 - New toilets and showers have been installed for staff.
 - New monitoring equipment to allow the site to be checked remotely and provide remote alarms.

Items b) and c) are covered in more detail in the drainage review.

The management of the site will fall into line with the management systems operated on the existing sites operated by the applicant. These systems are subject to regular review but are compliant with the standards of "How to Comply".

Summary of Buildings on installation

Name of Building	Function	Is Building Management BAT or not BAT?	Is Building Design BAT or not BAT?	Is it identified in Housing Improvement Plan?
<i>Building 1</i>	<i>Pullet Rearing House</i>	<i>BAT</i>	<i>BAT</i>	<i>Yes</i>
<i>Building 2</i>	<i>Pullet Rearing House</i>	<i>BAT</i>	<i>BAT</i>	<i>Yes</i>
<i>Building 3</i>	<i>Pullet Rearing House</i>	<i>BAT</i>	<i>BAT</i>	<i>Yes</i>

Housing Improvement Plan

Area needing improvement	What needs to be done – possible solutions	Proposed cost	Proposed timescale for completion	Timescale agreed with Environment Agency
Building design changes – these are likely to involve the largest costs. They may need a staged approach to design, finance, build and commission. You may need flexible milestones to allow external agencies (planning and appeals) to grant approvals etc.				
	<i>All three buildings are purpose built and so should not need changing based upon current BAT. This will be reviewed through the life of the site, and if technology improves, this may change.</i>			

Building management changes – these are likely to involve the least costs.				
	<i>All three buildings have been refitted to current BAT. Upon operation, management changes may be identified but currently any foreseen issues are being corrected before commencement of operations.</i>			