

AGRICULTURAL
UPDATE
MAY 2024



FARM WALK REMINDER



Date: Wednesday 19th June 2024

Time: 3.30pm meet

farm walk and talks to start at 4pm prompt,
followed by refreshments at 5pm

Venue: Stanford Hall Farm, Southrop GL7 3DZ
(what3words: ///author.learning.ecologist)

Join us for an insight into working farms, which have adopted Stewardship schemes and conservation within their farming policy, with particular emphasis on wild English partridges. By kind permission of Helen Hinton, Peter and Patricia Gwyn and George Ponsonby.

The walk will showcase two working farms with an aim to explain Environmental Management options, the Sustainable Farming Incentive, wildlife and conservation matters and how they can all work together in a diversified and working countryside.

To reserve your place, please RSVP to Lauren Horton on 01285 648106 or lauren.horton@mooreallen.co.uk

HEDGEROW REGULATIONS APPLICABLE WITH IMMEDIATE EFFECT

Hot off the press, RPA has announced that the new regulations require:

- A 2m buffer strip, measured from the centre of a hedgerow, where a green cover must be established and maintained.
- No cultivation or application of pesticides or fertilisers within the 2m buffer strip.
- A hedgerow cutting and trimming ban from 1st March to 31st August (inclusive).

The buffer strip rules will begin:

- From 1st July 2024 for land not currently being used for crop production.
- From the first harvest after 1st July 2024 for land which is currently being used for crops.

The RPA will be the regulator for these new regulations. Many Clients will have continued to comply with the cross compliance rules which ended on 31st December, so there is little difference with the “new” rules. For further details please get in touch with one of the Agriculture Team.

CHANGES TO CLASS Q & R

The new General Permitted Development Order (GPDO) update was published on 30th April and came into effect on 21st May. It was not as wide ranging as we had hoped, but it still expands the number of possibilities for farm diversification.

Class Q: This now applies to ANY building on an established agricultural holding, even those already converted to another use. The size limit has been increased to 1,000m² and the maximum number of properties increased from 5 to 10, but the maximum size has fallen to 150m² NIA. The right also applies to former agricultural buildings that ceased to be part of an established holding prior to 24th July 2023, provided there has not been any non-agricultural use of the buildings since it was sold away. Buildings can also now be extended by up to 4m at the rear, provided the land was already hard landscaped as at 24th July 2023 (single storey only!)

Class R: This already applied to changes to residential from uses falling within B8 (Storage), C1 (Hotels) and E (General Commercial), but now also includes F2(c) (indoor recreation) and B2 (Heavy Industry!) so would include indoor maneges and similar buildings. The limit has also risen to 1,000m².

For further information please contact Richard Dell on 01285 648112.

FORTHCOMING MACHINERY AUCTIONS

The Show Field, Brook Farm, Great Somerford,
Wiltshire, SN15 5JA

COLLECTIVE AUCTION OF AGRICULTURAL MACHINERY
& EQUIPMENT

Wednesday, 26th June - Entries are Invited

Near Corsham

GENUINE DISPERSAL SALE OF BUILDING EQUIPMENT &
ESTATE REQUISITES

Friday, 28th June - Selected Entries Invited

For further information please see our website or contact

Kellie Gilbride on

01285 648103, farmsales@mooreallen.co.uk

JOB VACANCY - LETTINGS PROPERTY MANAGER

Our Lettings Department is looking for a driven Lettings Property Manager to join the team in a period of growth, to be located in either our Lechlade or Cirencester office.

For further details please visit our website
<https://www.mooreallen.co.uk/join-the-team>.



SUSTAINABLE FARMING INCENTIVE - UPDATE

This week the Department for Environment, Food and Rural Affairs (DEFRA) released a summary of the expanded Sustainable Farming Incentive Scheme offer which is to open in “Summer” 2024.

The future actions are grouped as follows:

- SFI actions for agroforestry
- SFI actions for boundary features
- SFI actions for buffer strips
- SFI actions for farmland wildlife on arable and horticultural land
- SFI actions for farmland wildlife and habitats on grassland
- SFI actions for heritage
- SFI actions for integrated pest management
- SFI actions for moorland
- SFI actions for nutrient management
- SFI actions for organic farming
- SFI actions for precision farming
- SFI actions for species recovery and management
- SFI actions for soil health
- SFI actions for waterbodies



The details of the requirements and management for these actions will be published in Summer, 2024. New options include Basic or Enhanced Overwintered Stubbles, Companion Crop on Arable Land, Variable Rate Application of Nutrients, Cover Crops and No-Till Farming.

RPA will open applications for this extended offer in a controlled roll out and individuals will be invited to submit an 'Expression Of Interest'.

With the recent announcement of a General Election on 4th July, the release may be delayed and therefore we will need to await further information and clarification.

If you would like further advice on how to apply for the scheme, please contact one of the Agricultural Team on 01285 648107.

FOR SALE
THRUPP FARM, THRUPP STROUD



An attractive, undulating grassland farm with buildings and
extensive woodlands.

In all about 101.60 acres.

For sale by private treaty as a whole.

Guide Price £750,000

FOR SALE
TYNING VILLA FARM, FRAMPTON MANSELL



A small grassland farm with period farmhouse and equestrian facilities set in the heart of the Cotswold Hills.

In all about 29.84 acres.

For sale by private treaty as a whole, or in two lots

Guide Price £1,300,000



SALE RECENTLY AGREED



Fairmeadow Farm, Dauntsey

Sale agreed within 48 hours of being launched to the market with a guide price of £525,000.

The property briefly comprises a cottage with full planning permission to construct a two-storey extension, together with a new detached garage, set in a pleasant rural position, with a range of farm buildings and pastureland, in all extending to 15.01 acres.

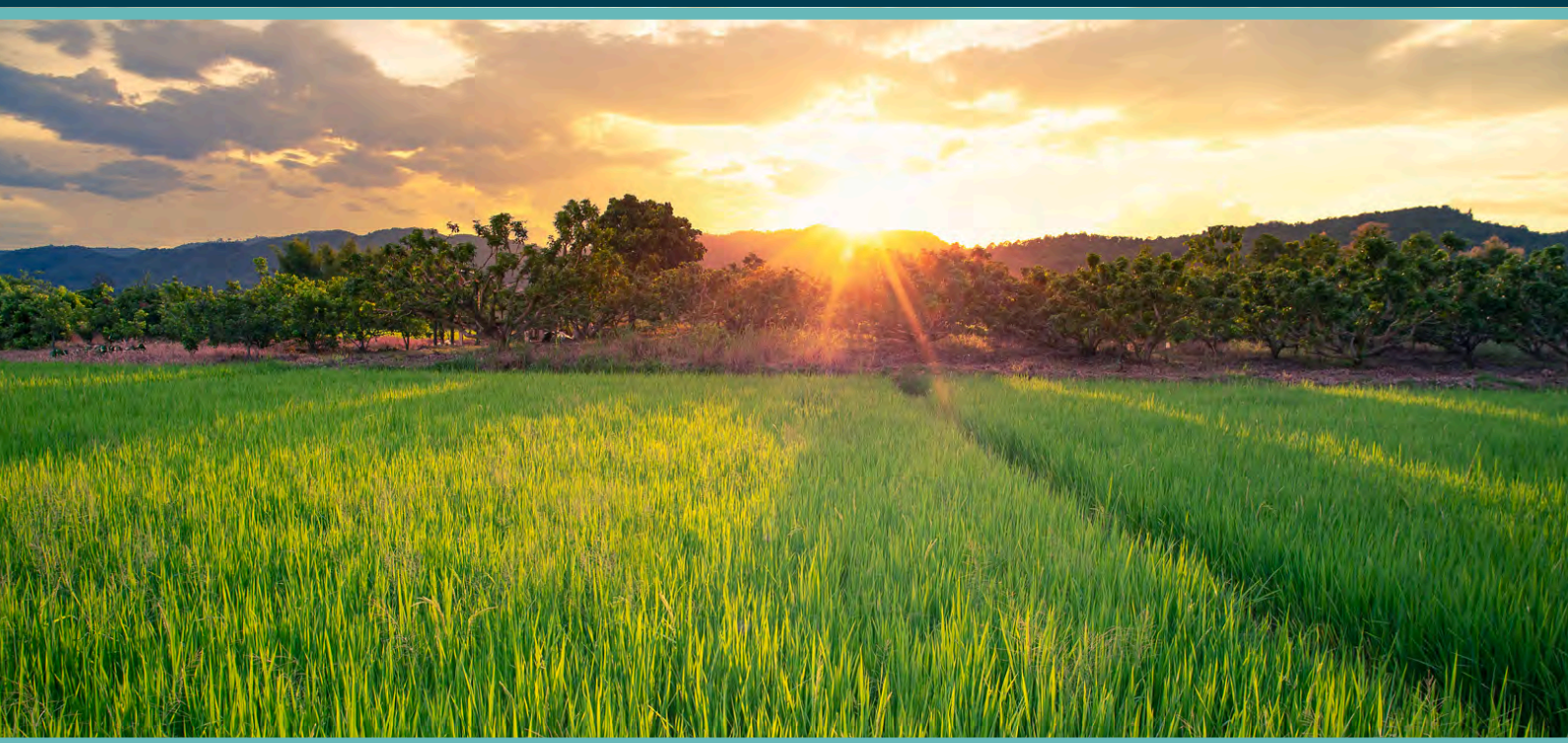
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Here for the past present and future

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