

AGRICULTURAL UPDATE



TEAM NEWS

We are delighted to welcome Lucy Wray as a Placement Student at Moore Allen & Innocent for the next twelve months. Lucy has recently completed her second year studying Rural Land Management at the Royal Agricultural University and joins the Agriculture Team as the first of the newly adapted undergraduate course allowing a year out in the profession. She will then return to RAU to complete her studies in the autumn of 2024.

Lucy will be providing support to all parts of the Agriculture Team, initially getting involved in Stewardship and SFI returns with the imminent CS deadline of 18th August. She will also support Richard Dell with the continued growth of the Commercial department.

In her spare time, Lucy is a Joint Master of the RAC Beagles, so she may already be familiar to some of our Clients. She also enjoys running and hockey.



SUSTAINABLE FARMING INCENTIVE - JULY 2023


June saw the release of the 156 page SFI Handbook which included crucial technical changes to the design of the scheme which included:

- Defra moving away from SFI standards. It now refers to SFI Actions which can be selected with a pick and mix style approach.
- SFI now consists of 23 separate Actions available in 2023 and a full list of Actions in 2024.

SFI 2023 will open for applications from August, with no exact date yet confirmed. This will be using a phased approach to test the system.

SFI Action payments are very similar to those of Countryside Stewardship. Examples of a few of the more common Actions can be seen below:

Actions for buffer strips		
AHL4	4m to 12m grass buffer strips on arable and horticultural land	£451 per hectare
IGL3	4m to 12m grass buffer strip on improved grassland	£235 per hectare
Actions for low input grassland		
LIG1	Manage grassland with very low nutrient inputs (outside SDAs)	£151 per hectare
LIG2	Manage grassland with very low nutrient inputs (SDAs)	£151 per hectare



As it stands it looks to be an interesting scheme with plenty of opportunities for Clients. Agreements are for three years only, with a rolling start date, which gives plenty of flexibility. The scheme is available to applicants from this August.

The short term approach effectively means only 3 harvests are affected.

With the way farm support is so rapidly evolving, having short term opportunities allows financial support to continue, without a long term agreement required. ELMS continues to evolve, so the outlook may change again over the years to come.

As ever, there is no substitute for objective advice on the various schemes currently available. Do contact the Agricultural Team to discuss matters further on 01285 648107.

LAND FOR SALE



Farmland at Mount Owen, Bampton, Oxfordshire

A compact parcel of productive arable farmland, partly grade 2, in an attractive setting extending to 74.37 acres (30.10 hectares). The land is split into three field enclosures which are currently planted to grass leys and bounded by grass headlands.

In all about 74.37 acres – 30.10 hectares

For sale by private treaty as a whole.

Guide price £760,000

AGRI-COMMERCIAL LETTINGS SERVICE

Demand is currently strong for commercial space in the region, in both traditional industrial areas and out of town rural locations.

We have applicants actively seeking the following:

- CIRENCESTER: 800 Sq Ft Workshop unit with Office for Engineering Company.
- CIRENCESTER: 500-800 Sq Ft Studio for Artisan Baker.
- COSTWOLDS: Barn or land suitable for animal behaviourist trainer specialising in dogs.
- ROYAL WOOTTON BASSETT: Workshop for classic American vehicle specialist – Substantial budget.
- STROUD: 1,500-2,000 Sq Ft Warehouse for bottled water distribution.

Due to space constraints in this publication, this is just a small selection of the enquiries that we receive on a daily basis.

If you have a building or yard that is unoccupied that could be used or converted for commercial occupation, please call Richard Dell (01285 648112) for an informal, no obligation discussion about your options.

FOR SALE - GREENSIDE BARN, BAULKING



Greenside Barn is situated in an enviable position on the village green of Baulking. Greenside Barn is a former cattle building which was lovingly converted in 1994 by the family who call it home today. The property is centred around mature south facing gardens and benefits from large reception rooms with four double bedrooms. Outside is a double garage with storage over.

To the rear of the property there is 37 acres of private farmland in a delightful setting bordered by mature hedgerows

Guide Price £2,100,000

Please contact Hollie Byrne for further details - 01285 648115



FOR SALE

Approximately 1,000 tonnes of good quality, first cut silage available in the Cirencester area. Good access to silage clamps. Also available are Second-Hand Cubicles, Locking Head Yokes & GEA Rescounter II Pedometers.

Contact Stuart Milsom or Lucy Wray for further details – 01285 648107.

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