I, Richard Francis Cleverley, of Priory Farmhouse, Broughton Gifford, Melksham, SN12 8LN do solemnly and sincerely declare as follows:

1. I, together with my wife, Sheila Cleverley, am the owner of Priory Farm Broughton Gifford, Melksham, SN12 8LN which property is registered at HM Land Registry, under title numbers WT135665 and WT72265 and part unregistered ("Priory Farm").

2. I, together with my wife, Sheila Cleverley, acquired Priory Farm in two stages, namely:

   2.1 The land in title number WT135665 was acquired in 1994.

   2.2 The land in title number WT72265 was acquired in 1999.

3. There is produced and shown to me marked "RFC1" a plan (based on the HM Land Registry filed plans for title numbers WT135665 and WT72265) for Priory Farm ("the Plan"). The Plan shows:

   3.1 The extent of Priory Farm edged blue;

   3.2 The property at Priory Farm known as Priory Farmhouse edged red;

   3.3 The agricultural land at Priory Farm shaded green ("the Agricultural Land").

4. I understand that Priory Farmhouse was consented pursuant to a planning permission dated 28 March 1966 under reference 3733 (147/W/66) a copy of which is produced and shown to me marked "RFC2" ("the Planning Permission").

5. Condition 2 of the Planning Permission ("Condition 2") provides:

   > *"The occupation of the dwelling shall be limited to persons employed locally in agriculture as defined in Section 22 (1) of the Town and Country Planning Act, 1962, or in forestry, and the dependants of such persons"*

6. Priory Farmhouse has been occupied by my wife and I since 1994 to the present day.

7. We operated the agricultural business trading as RF Cleverley from Priory Farm until 3rd September 2010. RF Cleverley ceased trading on 3rd September 2011 following the sale of the last of the livestock on this date.

8. For the period 2011 to 2016, the Agricultural Land was occupied, under an informal agricultural tenancy arrangement, by Mr Matthew Gale.

9. For the period 2016 to the present day, the Agricultural Land has been occupied under an informal agricultural tenancy arrangement, by Mr Jim Ovens.

10. I, and my wife, ceased the agricultural business trading as RF Cleverley on 3rd September 2010 and we have not been employed in any other agricultural business or forestry since then.

11. Since 3rd September 2010 to the present day we have, therefore, occupied and continue to occupy Priory Farmhouse as a private dwellinghouse and have therefore not complied with Condition 2.

I make this declaration solemnly and sincerely believing the same to be true and by virtue of the Statutory Declarations Act 1835.

Signed
(Mr Richard Francis Cleverley) [redacted]

Declared at GOUGHS 30 MARKET PLACE DEVIZES WILTS, SN10 1JG in the county of WILTSHIRE

This day of 8TH FEBRUARY 2023

Made before me,
Solicitor [redacted]

RHIANNA COLE



This is Exhibit "RFC1" referred to in the Statutory Declaration of Richard Francis Cleverley dated [8th FEBRUARY] 2023, before me:

[redacted]

RHIANNA COLE
Solicitor/Commissioner for Oaths

[redacted]

GOUGHS
30 MARKET PLACE
DEVIZES
WILTS, SN10 1JG

Location Plan of Priory Farm,
Broughton Gifford, Melksham, SN12 8LN



Promap
LANDMARK INFORMATION

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Plotted Scale - **1:2500** Paper Size - **A4**

webbpaton

This is Exhibit "RFC2" referred to in the Statutory Declaration of Richard Francis Cleverley dated [9TH FEBRUARY] 2023, before me:

[redacted]

CHIARUNA COLE
Solicitor/Commissioner for Oaths

[redacted]



GOUGHS
30 MARKET PLACE
DEVIZES
WILTS, SN10 1JG

WILTSHIRE COUNTY COUNCIL.

TOWN AND COUNTRY PLANNING ACT, 1962.

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER, 1963.

PERMISSION FOR DEVELOPMENT.

Application No. 3733(147/W/66)

To: Messrs. A. Mortimer and Sons,
65 The Common,
Broughton Gifford.

The above-named Local Planning Authority having, with the consent of the Minister of Housing and Local Government, delegated to the Bradford and Melksham Rural District Council (hereinafter referred to as "the Council") their functions under Parts III & IV of the Act, the Council HEREBY PERMIT the development proposed by you in your application dated the eighth day of February 19 66 for site clearance for the erection of a farm dwelling and stock buildings at Melksham Road, Broughton Gifford; Wilts Sheet 33.3; parcel 90; 1942 edition revised in accordance with the plans which accompanied your application, and subject to the conditions endorsed hereon

Dated this twenty-eighth day of March 19 66

~~Town Clerk~~/Clerk of the Council.

CONDITIONS.

1. This permission is granted on an outline application under the provisions of Article 5 (2) of the Town and Country Planning General Development Order, 1963, and the approval of the Council is required for all matters relating to the siting, design or external appearance of the buildings and the means of access thereto and detailed plans and particulars of the matters on which approval is reserved are submitted to and approved by the Council before development is commenced.

2. The occupation of the dwelling shall be limited to persons employed locally in agriculture as defined in Section 221 (1) of the Town and Country Planning Act, 1962, or in forestry, and the dependents of such persons.

3. The access shall be constructed at the western end of the frontage of the site as shown in red on the deposited plan.

4. Provision for the turning of vehicles shall be made within the curtilage of the site and the area of land so provided shall not be used for any purpose other than the turning of vehicles.

5. The detailed plans and particulars required by the above conditions shall be submitted to the Council for approval ~~XXXXXXX~~ within 3 years of the date of this permission.

1. In order to enable the Council, on the information before them, to give permission in principle for the use and buildings proposed to be erected on the land and to ensure that they retain their powers to control the matters referred to in the condition.
2. To restrict the use of the building to the requirements ofagriculture.
3. & 4. In the interests of road safety.
5. In order to assist the Planning Authority in their periodic review of planning policies in the area and to enable them to assess the amount of development being carried on.

See over for Notes.

NOTES.

(1) This document only conveys permission for the proposed development under the above Act and the applicant must also comply with all byelaws, regulations and statutory provisions in force in the district and secure such other approvals and permissions as may be necessary.

The applicant is reminded that if it is necessary to stop up or divert a public right of way to allow development to proceed, an appropriate Order permitting this must be obtained. It is the responsibility of the applicant to ascertain whether any public rights of way may be affected by his development.

(2) If the Applicant is aggrieved by the decision of the local planning authority to refuse permission or approval for the proposed development, or to grant permission or approval subject to conditions, he may by notice served within one month of receipt of this notice, appeal to the Minister of Housing and Local Government in accordance with Section 23 of the Town and Country Planning Act, 1962. The Minister has power to allow a longer period than one month from the date of receipt of the notice for the giving of a Notice of Appeal and he will exercise his power in cases where he is satisfied that the applicant has deferred the giving of notice because negotiations with the local planning authority in regard to the proposed development are in progress. The Minister is not, however, required to entertain such an appeal if it appears to him that permission for the proposed development could not have been granted by the local planning authority, or could not have been so granted otherwise than subject to the conditions imposed by them having regard to the provisions of Section 18 of the Act and of the Development Order and to any directions given under the Order.

If an aggrieved applicant wishes to exercise his right of appeal, he should do so on the appropriate form obtainable from :-

The Secretary,
Ministry of Housing and Local Government,
Whitehall,
London, S.W.1.

(3) If permission to develop land is refused, or granted subject to conditions, whether by the local planning authority or by the Minister of Housing and Local Government, and the owner of the land claims that the land has become incapable of reasonably beneficial use in its existing state and cannot be rendered capable of reasonably beneficial use by the carrying out of any development which has been or would be permitted, he may serve (on the Council of the County Borough or County District in which the land is situated) a purchase notice requiring the Council to purchase his interest in the land in accordance with Section 129 of the Town and Country Planning Act, 1962.

(4) In certain circumstances a claim may be made against the local planning authority for compensation where permission is refused by the Minister or is granted by him subject to conditions on appeal or on a reference of the application to him. The circumstances in which such compensation is payable are set out in Section 123 of the Town and Country Planning Act, 1962.