Wiltshire Council

The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended)

Prior Approval Required and Refused

Application Reference Number: PL/2023/09200

Decision Date: 20 December 2023

Applicant:	Mr Karl Lubieniecki Shades Farm , Ashton Road, Minety, Wiltshire, SN16 9QP
Particulars of Development:	Erection of an agricultural storage building for storage of Hay and crops
At:	Shades Farm, Ashton Road, Minety, Malmesbury, SN16 9QP

I refer to your application for a determination as to whether the prior approval of the local planning authority will be required for this development.
The local planning authority has determined in this case that its prior approval is required and is **REFUSED** for the following reason(s):

Refusal Reason(s): (1)

1 The submitted information does not establish that the proposed development would be carried out on an agricultural unit with an area of 5 hectares or more, as required in order to benefit from permitted development under Schedule 2, Part 6, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended). Furthermore, the proposed development, intended to hold equestrian bedding appears to be in conjunction with an equestrian rather than agricultural business, and would not therefore be reasonably necessary for the purposes of agriculture, also part of the definition of development under that Class. As a result the local planning authority is not satisfied that the proposed development falls within the scope of development permitted under that Class, or any other Class of the Order.

Parvis Khansari - Corporate Director, Place

NOTES

If you are aggrieved by the decision of Wiltshire Council to refuse the application, you may appeal to the Secretary of State for the Environment. Details of how to appeal can be obtained from the Planning Inspectorate (website: www.planning-inspectorate.gov.uk), or via the Planning Portal (website: www.planningportal.gov.uk/planning/appeals).

If you intend to submit an appeal that you would like examined by inquiry then you must notify the Local Planning Authority and Planning Inspectorate (inquiryappeals@planninginspectorate.gov.uk) at least 10 days before submitting the appeal. Further details are on GOV.UK