



The Town and Country Planning Act 1990
Approval of Full Planning Permission with Conditions
Application Reference Number: PL/2026/02874
Decision Date: 29/06/2026

Applicant:	Mr M Thompson Lower Stanbridge Farm , Sopworth Road, Sherston, Wiltshire, SN16 0QB
Particulars of Development:	Provision of temporary on-site residential accommodation for an agricultural worker.
At:	Lower Stanbridge Farm, Sherston, Malmesbury, SN16 0QB

In pursuance of its powers under the above Act, the Council hereby **GRANT PLANNING PERMISSION** for the above development to be carried out in accordance with the application and plans submitted (listed below).

In accordance with paragraph 39 of the National Planning Policy Framework, Wiltshire Council has worked proactively to secure this development to improve the economic, social and environmental conditions of the area.

Subject to the following conditions:

- 1 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

REASON: To comply with the provisions of Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans and documents:

Location Plan received 5 May 2026

Large Location Plan LPC6214 received 5 May 2026

Plans LPC6214-PR 02 received 5 May 2026

Covering Letter LPC6214-WCN-01052026 received 5 May 2026

REASON: For the avoidance of doubt and in the interests of proper planning.

- 3** The occupation of the temporary residential accommodation hereby permitted shall be limited to a person solely or mainly working, or last working, in the locality in agriculture or forestry, or a widow or widower of such a person, and to any resident dependants.

REASON: The site is in an area where residential development for purposes other than the essential needs of agriculture or forestry is not normally permitted, and this permission is granted having regard to the essential need for such accommodation in this location.

- 4** The use of the temporary residential accommodation hereby permitted shall cease, and any caravan, together with any ancillary works or structures, shall be removed and the land restored to its former condition on or before 17 April 2031.

REASON: Permission would not normally be granted, but regard has been had to the particular circumstances of the applicant and the essential functional needs of the agricultural enterprise in granting a planning permission of limited duration.

- 5** No more than one unit of temporary residential accommodation for an agricultural worker shall be stationed, occupied or used at Lower Stanbridge Farm (as identified by the blue lined area on the map inset within the submitted covering letter) at any time.

REASON: To ensure that the permission does not result in more than one unit of temporary agricultural worker accommodation within the site, having regard to the justification for such accommodation in the open countryside and in the interests of proper planning.

Informative

The applicant is advised that planning permission ref. PL/2025/07977 remains extant. This permission allows for an alternative siting of temporary accommodation on the holding; however, only one unit of such accommodation may be stationed on the holding at any one time in accordance with condition 5 of this permission.

Informative

The applicant is advised to have regard to the comments of Sherston Parish Council, who suggest that the temporary building should be timber clad or finished in a dark colour to minimise its visual impact within the Cotswolds National Landscape.

Nic Thomas - Director of Planning, Economy and Regeneration

NOTES

- 1 **Other Necessary Consents.** This document only conveys permission for the proposed development under Part III of the Town and Country Planning Act 1990 and the applicant must also comply with all the byelaws, regulations and statutory provisions in force in the area and secure such other approvals and permissions as may be necessary under other parts of the Town and Country Planning Act 1990 or other legislation.
 - 1.1 the need in appropriate cases to obtain approval under Building Regulations. **(The Building Regulations may be applicable to this proposal. Please contact the Council's Building Control team before considering work on site);**
 - 1.2 the need to obtain an appropriate order if the proposal involves the stopping up or diversion of a public right of way or other highway (including highway verge);
 - 1.3 the need to obtain a separate "Listed Building Consent" to the demolition, alteration or extension of any listed building of architectural or historic interest;
 - 1.4 the need to make any appropriate arrangements under the Highways Act 1980, in respect of any works within the limits of a highway. The address of the Highway Authority is County Hall, Trowbridge, BA14 8JD (It is the responsibility of the applicant to ascertain whether the proposed development affects any listed building or public right of way / other highway, including highway verge).
- 2 **Appeals.** If the applicant is aggrieved by the decision of the local planning authority to grant permission subject to conditions, he may appeal to the Secretary of State for the Environment in accordance with Section 78(1) of the Town and Country Planning Act 1990 within six months of the date of this decision. (Information and forms relating to the appeals process can be found at the Planning Portal - <http://www.planningportal.gov.uk/planning/appeals>).
- 3 **Climate Change.** Wiltshire Council acknowledges the climate emergency and is seeking to make the county carbon neutral. You are encouraged to include energy efficiency that exceeds building regulations and to meet residual energy demand through renewable energy and low-carbon technologies, including high levels of electric vehicle charging points. The developer is encouraged to contact the climate team to discuss this further. climate@wiltshire.gov.uk
- 4 **CIL.** The applicant is advised that the development hereby approved may represent chargeable development under the Community Infrastructure Levy Regulations 2010 (as amended) and Wiltshire Council's CIL Charging Schedule. A separate Community Infrastructure Levy Liability Notice will be issued by the Local Planning Authority. Should you require further information with regards to CIL please refer to the Council's Website [Community Infrastructure Levy \(CIL\) - Wiltshire Council](#)