

The Town and Country Planning Act 1990
Refusal of Full Planning Permission
Application Reference Number: PL/2024/11341
Decision Date: 24/07/2026

Applicant:	Mr J Gammell C/O WS Planning & Architecture, 5 Pool House, Bancroft Road, Reigate, Surrey, RH2 7RP
Particulars of Development:	Extension of existing Gypsy/Traveller site to facilitate the siting of 1 additional pitch comprising the siting of a mobile home and touring caravan (retrospective)
At:	Tricky's Paddock, Brickworth Road, Whiteparish, SP5 2QG

In accordance with paragraph 39 of the National Planning Policy Framework (NPPF), this planning application has been processed in a proactive way. However, due to technical objections or the proposal's failure to comply with the development plan and/or the NPPF as a matter of principle, the local planning authority has had no alternative other than to refuse planning permission.

In pursuance of their powers under the above Act, the Council hereby **REFUSE TO GRANT PERMISSION** for the development referred to in the above application and plans submitted by you, for the following reason(s):

- 1 The Local Planning Authority is not satisfied that the submitted plans and drawings accurately represent either the development undertaken on the site or the development for which planning permission is sought. Material discrepancies exist between the submitted drawings and the physical development present on the land, including, but not limited to, the siting of the mobile home, the extent and configuration of hardstanding/gravel, surfacing works and associated structures. Despite being afforded opportunities to provide amended plans, no further revisions have been forthcoming at the time of determination. As a consequence, it is difficult for the Local Planning Authority to assess the nature, scale and extent of the development or undertake a robust assessment of its impacts upon the character and appearance of the area, residential amenity, highway safety and the surrounding countryside. As a result, based on the information submitted, the Local Planning Authority must take a cautious approach, and it is considered that the proposal would be likely to have an adverse impact on the character and amenity of the area, the surrounding landscape, and the highway system, contrary to the aims of Core Policies 47, 50, 57 and 61 of the Wiltshire Core Strategy, and the aims of National

Planning Policy Framework, including paragraphs 56 and 57 which relate to the use of appropriate conditions.

- 2 The proposed development lies within the River Test catchment area and also falls within the 13.8km zone of influence for the New Forest SPA. These areas are designated under the Conservation of Habitats and Species Regulations 2017 (as amended) and require mitigation to avoid adverse effects on their integrity. No legal mechanism has been provided to secure the necessary mitigation measures. In the absence of such secured mitigation, the Local Planning Authority cannot conclude that the proposal would not result in significant adverse effects on these European Sites, either alone or in combination with other plans and projects. The development is therefore contrary to Core Policies CP50 (Biodiversity and Geodiversity) of the Wiltshire Core Strategy, the Conservation of Habitats and Species Regulations 2017 (as amended) and paragraphs 193 and 195 of the NPPF.

Informative(s) to Applicant(s):

- 1 Refusal reason 2 relates to the failure of the applicant to secure the necessary mitigation measures for the River Test SAC and the New Forest SPA through an appropriate mechanism. In the event of an appeal it may be possible to address this through a suitably worded Planning Obligation.

- 2 The documents and plans considered in reaching the above decision are as follows:

Application Form Date Received 11.12.24

Supporting Statement Date Received 11.12.24

DWG No: J005116-DD-01 Site Location Plan Date Received 11.12.24

DWG No: J005116-DD-02 Existing Block Plan Date Received 11.12.24

DWG No: J005116-DD-12 Rev A Proposed Block Plan Date Received 21.10.25

DWG No: J005116-DD-13 Rev A Proposed Site Layout Plan Date Received 21.10.25

DWG No: J005116-DD-14 Rev A Approved and Proposed Site Layout Plan Date Received 21.10.25

Addendum Note regarding Existing Plans Date Received 21.10.25

Nic Thomas - Director of Planning, Economy and Climate

NOTES

1. **Appeals.** If the applicant is aggrieved by the decision of the local planning authority to refuse permission, they 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 - [Appeal a planning decision: Overview - GOV.UK \(www.gov.uk\)](https://www.gov.uk/guidance/appeal-a-planning-decision-overview)).