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Planning Inspectorate

Manage your appeals

Appeal 6014384

Appeal details

Appeal type	Planning
Appeal procedure	Written
Appeal site	Land at Southfields, Parsons Lane, Crockerton, BA12 8AR
Agent contact details	Hannah Spence hannah@contextplanning.co.uk 01225251758
Application number	PL/2025/09180

Before you start

Which local planning authority (LPA) do you want to appeal against?	Wiltshire
What is your appeal about?	Full planning
What date did you submit your application?	25 Nov 2025
Was your application granted or refused?	Refused
What is the date on the decision letter from the local planning authority?	25 Feb 2026

Appellant's appeal

Was the application made in the appellant's name	No
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Applicant's name	Andrew Dakin
Contact details	Hannah Spence Context Planning Ltd
Phone number	01225251758
Site address	Land at Southfields Parsons Lane Crockerton BA12 8AR
What is the area of the appeal site?	3900 m ²
Is the site in a green belt	No
Site fully owned	Yes
Will an inspector need to access the land or property?	No
Agricultural holding	No
Site health and safety issues	No
Application reference	PL/2025/09180
Was your application for a major or minor development?	Minor
Was your application about any of the following?	Minor dwellings
Enter the description of development	Stage 1: Permission in principle application for development of up to 2.no. self build dwellings to the south of Southfield
Did the local planning authority change the description of development?	No
Preferred procedure	written
Are there other appeals linked to your development?	No
Did the appellant apply for an award of appeal costs?	No

Appellant's documents

Application form	permission_in_principle_Southfields.pdf (/published-document/f674e7ff-ba0a-4350-a316-f4b4b271bdc9)
Plans, drawings and supporting documents	Site location plan_compressed.pdf (/published-document/3bbb7225-8870-403d-8b07-009d622ba2f6) FINALSouthfieldsTechNutrientCalcs_compressed.pdf (/published-document/f61ffd32-061f-4cfc-8a08-04bf3a220ccc) NutrientCalculatorSouthfieldsProposdScheme.xlsx (/published-document/c748e7ae-957e-4527-8ce8-3d5776a4281a) Planning statement FINAL.pdf (/published-document/7f794bc7-70b2-4bab-b936-8027c8ef3f9f) NutrientCalcSouthfieldExistingSepticTank.xlsx (/published-document/4363276d-328a-4a26-ac21-8e9628162792) Southfield Landscape Note.pdf (/published-document/8b8f121d-7885-46e3-a59b-8ef9ea144f57) Block plan_compressed.pdf (/published-document/1774240a-b55e-4ac5-9a00-a94d39b0aadd) NutrientCalcSouthfieldReplacementPTP.xlsx (/published-document/ddcecf34-918d-423d-b4ae-c3e6279d0558) Site location plan (4).pdf (/published-document/760901eb-9b93-451a-8e60-c460a9eae754)
Separate ownership certificate in application	No
Design and access statement in application	No
Decision letter	Decision Notice (3).pdf (/published-document/377e215c-b5fd-4b5a-afd9-6ba86510f148)
Appeal statement	ap II.pdf (/published-document/41add219-9724-4d18-832d-2612b3119519) ap III.pdf (/published-document/329cc667-8d6a-4f05-aa32-26da1712fa3e) Planning Appeal Statement FINAL.pdf (/published-document/b9a5edc9-cfea-4008-9279-701321828a91) ap I.pdf (/published-document/7cad2b98-4356-40d9-8e8f-77221e8e5fa0) ap VI.pdf (/published-document/3d50e2b4-b540-4eed-8989-b250850c0fe8) ap IV.pdf (/published-document/b169c705-7bb2-463a-965e-c29085bfafc3) ap V.pdf (/published-document/3011b2e5-7e76-444e-b2e3-ff9b7579734b)
New plans or drawings	SouthfieldsNutrientNeutralityNote.pdf (/published-document/ea024ea7-19e7-459c-a97c-bd946005096c)
Planning obligation status	Finalised
Planning obligation	UU FINAL (Signed).pdf (/published-document/e48b89a0-347d-4756-a50a-548ef8defd12)
New supporting documents	No