

PART SIX

LOCAL TRAVELLER SITE ALLOCATIONS

PART SIX – SOUNDNESS OF TRAVELLER ALLOCATIONS NEARBY

SUMMARY OF WEEDON PARISH COUNCIL’S OBJECTIONS

Our ref	Issue	Test relied upon	Objections and Modifications Sought
PART SIX - SOUNDNESS – Local Traveller site allocations			
ST1	Weedon traveller site incorrectly described as committed, with planning permission	Soundness – Justified / Effective	The planning permission decision to approve in September 2025 was quashed after a Judicial Review. There is no extant permission for the Old Stables, Cooks Hill site as at 03/09/2026. The application is awaiting re-determination.
ST2	Hardwick traveller allocation	Soundness – Justified / Effective	The proposed 10-pitch allocation east of the A413 requires particularly careful examination of access, landscape, infrastructure and cumulative impacts.

SOUNDNESS

ST1 – Incorrect description of The Old Stables, Cooks Hill site as committed

The site at The Old Stables, Cooks Hill, Weedon is shown in the evidence document "*Topic Paper Spatial Strategy for Gypsy, Traveller and Travelling Showpeople*" from July 2026 at point 3.1 as an "Existing completion and commitment".

This is incorrect. The approval decision in September 2025 was overturned on Judicial Review. The site is currently awaiting re-determination (as at 3rd September 2026).

The evidence paper should be corrected.

- 2.9 Detailed site and yard assessment proformas that informed the PDA are published alongside the Proposed Submission (Regulation 19) Local Plan as supporting evidence.

3. Existing completions and commitments

- 3.1 In the first year since the 2024 base date of the GTAA, the following sites have been granted planning permission for additional pitches:

Site Name	Permission reference	Number of pitches
Land Adjacent Radclive Road Gawcott	23/03301/APP, 24/00081/REF	2
Land at the Old Stables Cooks Hill	24/01053/APP	1
Land off Worminghall Road, Ickford (Fairview, Oakley Road)	22/00493/APP	3
Land to the West of Main Street, South Gawcott	24/00131/APP	2
Land to the North of Bellswood Lane	PL/25/0477/FA, PL/25/0478/FA PL/25/0479/FA PL/25/0480/FA	4
West Hyde Stables	PL/25/0965/FA	4
Wing Caravan Site	25/01377/CPL 25/00077/NONDET	8

Table 2: List of permitted sites since base date of GTAA

- 3.2 These 24 permitted pitches can be included in meeting the identified need. This means supply for 492 additional pitches was needed for the 10 year period up to 2034.

4. Developing the spatial strategy

- 4.1 The following nine approaches were considered as potential approaches for identifying supply to meet the needs set out above. The council consulted on the first eight of these different approaches in the 2025 Regulation 18 consultation in order to identify any further options and ensure they could be considered. This was particularly important given the scale of the identified need and the importance of exploring all potential sources of supply. As a result of further work undertaken after the consultation it was considered appropriate to assess if any of the New and Expanded Settlements could accommodate Gypsy and Traveller provision.

Approach 1 – Intensify and realign existing sites

- 4.2 The first approach taken was to look at our existing permitted sites to see if any additional pitches or plots could be accommodated either within the existing red line

SOUNDNESS

ST2 – Traveller site allocation at Land E of A413 Hardwick

The Parish Council recognises the need for the Council to meet the accommodation needs identified through its evidence base.

However, the allocation of this particular site must be justified independently against the relevant site-selection criteria.

The Parish Council requests particular scrutiny of:

Highway access

The A413 is an important strategic route. The speed limit at the point the site is proposed is 60mph and there have been many accidents on the route in the locality – including ones with fatalities. The Local Plan should demonstrate that safe access can be provided without creating unacceptable highway or pedestrian safety consequences.

Landscape

The site lies in a rural landscape. The visual impact of a permanent 10-pitch development should be properly assessed, including views from surrounding roads and public rights of way.

Flooding and drainage

The site should be assessed against the local drainage conditions.

Sustainability, including Services

The site is at a distance from both Hardwick and Whitchurch. It is isolated from both settlements. Hardwick has no shop, school or GP.

Buckinghamshire Council should demonstrate how residents will access schools, healthcare, shops, public transport and other services.

Alternative sites

The Council should demonstrate why this site is preferable to other potential traveller sites.

Weedon Parish Council's position and modification sought

Undertake a detailed evidential assessment of the A413 site. Delete the allocation if it fails to be justified on the grounds laid out above.
