

14 December 2018

Development Services
Wiltshire Council

Mr James Bird
Barton Willmore
101 Victoria Street
Bristol
BS1 6PU

Tel: 0300 456 0114

Email: developmentmanagement@wiltshire.gov.uk
www.wiltshire.gov.uk

Dear Mr Bird,

**Approval of non-material change to a planning permission
Section 96A of The Town & Country Planning Act 1990 (as amended)**

Application No: 15/02026/OUT & 17/03219/REM
Proposal: Outline application for up to 175 dwellings (Use Class C3), hotel (C1), new access from Salisbury Road, open space, landscaping, ecological mitigation, drainage works and ancillary works
Site Address: Land West of Salisbury Road, Marlborough, Wiltshire
On Behalf of: Redrow Homes South West

Approved non-material change: Retention and upgrading of a small section of the existing Public Right of Way adjacent to plot 67 and north of plot 95.

Thank you for your application dated 30th November 2018 and attached drawing reference '27778-PL-03ac Planning Layout' requesting the Council's approval for a non-material change to the planning permission granted for the development described above.

I can confirm that having had regard to the effect of the proposed change, the Council is satisfied that the amendment is not material and accordingly has APPROVED the request for a non-material change to the planning permission. The amendments will ensure the public right of way continues along its current position without detriment to the character of the development or highway safety.

This letter acts as official confirmation and therefore I suggest you attach it to the Decision Notice already in your possession.

Please note that this decision relates solely to the change and plans described above.

Yours faithfully,

Mike Wilmott
Head of Development Management

Officer's Name: Morgan Jones
Officer's Title: Senior Planning Officer
Direct Line: 01225 718616
Email: Morgan.Jones@wiltshire.gov.uk

Contact us:

Development Services – North
Monkton Park Chippenham
Wiltshire SN15 1ER

Development Services – Central
County Hall Bythesea Road
Trowbridge Wiltshire BA14 0RD

Development Services – South
Bourne Hill Salisbury
Wiltshire SP1 3UZ

The scaling of this drawing cannot be assured

Revision	Date	Description
Y	24.08.18	amendment to private drive turning head
Z	08.10.18	P109 unit position amended
AA	26.10.18	Revised to clients comments received 24.10.18
AB	13.11.18	Revised to engineers layout received 02.11.18
AC	28.11.18	Existing P109 revised
AD	29.11.18	Turning head extended
AE	03.12.18	Revised to clients comments received 30.11.18

Drawing: PL-03
Housingtype

No's	Sq.ft	Sq.m	Stores	Beds	Total Sq.ft	Total Sq.m	
Ludlow	12	864	91	2	3	11908	1097
Warwick	10	1081	100	2	3	10910	1004
Amberley	9	1137	106	2	3	10233	951
Oxford Lifestyle	7	1318	122	2	3	9226	857
Stratford	6	1218	113	2	4	7326	679
Marlow+	9	1289	120	2	4	11601	1078
Shalfbury	14	1427	133	2	4	19978	1836
Cambridge	10	1382	128	2	4	13620	1264
Canterbury	2	1482	138	2	4	2284	212
Henley	5	1789	164	2	4	8845	822
Richmond	12	2030	189	2	4	24360	2263
Marlborough	7	1936	177	2	5	13342	1240
Private Sub-Total	103					144295	
1 Bed Apartment	9	598	47	2.5	1	4572	425
Leadon OF	1	519	48	2	1	519	48
Leadon OF LTH	2	519	48	2	1	1038	96
Leadon FF	3	564	52	2	1	1692	157
Severn	2	855	79	2	2	1710	159
Severn LTH	4	855	79	2	2	3420	318
Tavy	17	832	77	2	2	14144	1314
Severn 3 LTH	2	885	82	2	3	1970	183
Tavy 3	5	939	87	2	3	4995	438
Dart	6	905	84	2	3	5430	504
Rented Sub-Total	51					39190	
Tavy	11	832	77	2	2	9152	850
Tavy 3	4	939	87	2	3	3736	349
Dart	2	905	84	2	3	1810	168
S/O Sub-Total	17					14718	
Affordable Total	68					53908	
Total Units	171						

TOTAL AREA (Sq.ft/sq.m)	Affordable Required:
198203 18414	Total Numbers 171
	Affordable 68
	Rented 51
	S/O 17

GROSS AREA (red line)	32.35 acres	13.09 ha
NET SITE AREA	12.48 acres	5.05 ha
COVERAGE (net area)	15983 sq.ft/acre	3646.24 sq.m/ha
DENSITY (net area)	13.7 no./acre	33.9 no./ha

- KEY**
- Site Boundary
 - Block paved, Marshalls keylock 120 gauge, Charcoal Grey or similar approved
 - Fence 1.8 Closeboard
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 - 1.8m Brick Screen wall
 - 1.8m Chainlink Fence
 - 1.1m Brick wall
 - Estate railings
 - Knee Rail fence
 - Timber Bollard
 - Plot parking
 - Visitor parking
 - Indicative planting (refer to detailed landscape plans)
 - Plot Numbers
 - Denotes opposite handing
 - Denotes entrance to plots
 - Denotes Sub-station
 - Intermediate/Shared Ownership
 - Affordable Rent
- 012
- S/S



RECEIVED
12 DEC 2019

Project
Salisbury Road
Marlborough
Drawing No
Planning Layout

Date
07.07.17

Scale
1:500 @ A0

Project No
27778

Drawn by
DG

Checked by
AC

Revised by
AE

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