Highway Development Control Consultation Response

Planning Application Ref: PL/2023/08027

Site Address: Avonweir, Avonweir Lane, Christian Malford, Chippenham, SN15 4AY.

Proposal: Change of use of land to garden along with the reconstruction and extension of former potting shed for ancillary residential use.

Date of Consultation Response: 16/10/2023

I refer to the above application dated 26/09/2023 for the proposed change of use of land to a garden along with the reconstruction and extension of a former potting shed for ancillary residential use.

The site is located on Avonweir Lane an unclassified section of public highway subject to a speed limit of 30mph and the lane terminates at Avonweir, so is a dead end which connects to PROW Bridleway CMAL28.

The proposals seek to alter the residential curtilage to include the area within the red line and convert the existing store to a habitable space for a home offices and art studio ancillary to the main dwelling.

The proposals would be tied to the main dwelling and do not offer bedroom accommodation which would possibly require additional vehicle parking. There is an existing access with the public highway and the application form and planning statement alludes to a resurfacing of the existing hardstanding to maintain pedestrian access.

The proposals to increase the domestic space by virtue of converting/extending the existing storage space and altering the land use of the area highlighted would not be considered of detriment to the surrounding highway network, the proposals would not be considered to require additional parking nor increase ay trip generation to/from the site. Therefore I would not wish to raise a highway objection to the proposals.

If you have any queries regarding the above advice, please contact:
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