Development Management, Economic Development and Planning,
County Hall, Bythesea Road, Trowbridge, BA14 8JN
Tel: 0300 456 0114 Email: developmentmanagement@wiltshire.gov.uk

Wiltshire Council

Application for Listed Building Consent for alterations, extension or demolition of a listed building

Planning (Listed Buildings and Conservation Areas Act) 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Prince Of Wales Gardens

Address Line 1

Church Street

Address Line 2

Address Line 3

Wiltshire

Town/city

Melksham

Postcode

SN12 6LS

Description of site location must be completed if postcode is not known:

Easting (x)

390374

Northing (y)

163759

Description

Applicant Details

Name/Company

Title

Mr

First name

Hugh

Surname

Davies

Company Name

Melksham Town Council

Address

Address line 1

Topwn Hall

Address line 2

Market Place

Address line 3

Town/City

Melksham

County

Wiltshire

Country

England

Postcode

SN12 6ES

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

***** REDACTED ******

Secondary number

***** REDACTED ******

Fax number

Email address

***** REDACTED ******

Description of Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

The Roundhouse is a listed building and urgently needs some pointing work and stabilisation to maintain the historic appearance and integrity as further described in the attached documents

Has the development or work already been started without consent?

◯ Yes
⊘ No

Listed Building Grading

What is the grading of the listed building (as stated in the list of Buildings of Special Architectural or Historical Interest)?

◯ Don't know
◯ Grade I
◯ Grade II*
⊘ Grade II

Is it an ecclesiastical building?

◯ Don't know
◯ Yes
⊘ No

Demolition of Listed Building

Does the proposal include the partial or total demolition of a listed building?

◯ Yes
⊘ No

Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

◯ Yes
⊘ No

Immunity from Listing

Immunity from Listing

Has a Certificate of Immunity from Listing been sought in respect of this building?

◯ Yes
⊘ No

Listed Building Alterations

Do the proposed works include alterations to a listed building?

◯ Yes
⊘ No

Materials

Does the proposed development require any materials to be used?

⊘ Yes
◯ No

Please provide a description of existing and proposed materials and finishes to be used (including type, colour and name for each material) demolition excluded

Type:
External walls

Existing materials and finishes:
Lime mortar for pointing and local stone.

Proposed materials and finishes:
Lime mortar for pointing and local stone. 304 grade stainless steel heli bar and resin for stitching

Type:
Internal walls

Existing materials and finishes:
Lime mortar for pointing and local stone

Proposed materials and finishes:
Lime mortar for pointing and local stone

Type:
Windows

Existing materials and finishes:
Lime mortar and local stone

Proposed materials and finishes:
Lime mortar and local stone

Are you supplying additional information on submitted plans, drawings or a design and access statement?

⊘ Yes
◯ No

If Yes, please state references for the plans, drawings and/or design and access statement

Please see attached

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

◯ Yes
⊘ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

⊘ Yes
◯ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

◯ The agent
⊘ The applicant
◯ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

⊘ Yes
◯ No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED ******

First Name

***** REDACTED ******

Surname

***** REDACTED ******

Reference

ENQ/2022/00357

Date (must be pre-application submission)

16/02/2022

Details of the pre-application advice received

Lime mortar and stone degradation
On initial inspection, most of the stone did not appear to be too bad, considering the age of the building. The shape of the building, being slightly tapered, does not allow adequate protection from the eaves overhang and guttering above, which may contribute to the stones' deterioration in places. Also, the impermeable surface i.e. paving slabs, that abuts the building will not be doing it any favours, and may be contributing to damp experienced within the structure.
In terms of replacement, where the stones have been weathered to a point that they are no longer structurally sound, or to a point that they have been structurally weakened, then there would be a need to address this.
Slumping of the masonry structure - I appreciate this has been looked at by an appropriately experienced stonemason but has it also been looked at by a surveyor/structural engineer to determine what the cause is, or if there is anything else going on that may be affecting the building's structural integrity?
Damp - Is this a genuine problem, or has it become evident since the building has been empty? Damp is caused by the presence of moisture without adequate ventilation and heating to allow the building to breathe. Vacant buildings can show signs of a perceived problem, which will easily resolve itself with adequate ventilation and heating, i.e. an active use. I have also commented on this in point 1, above.
Entrance lintel and keystone - Adding some form of 'stitch' repair is a common approach for such an issue, as it retains the original stone in situ. As mentioned above, it is important to establish whether or not this is due to current movement within the building: it may be old movement that has settled, which the proposed repair will fix, but if there is current movement, the repair could put other stresses on the building.
Window surrounds (internal and external) and Internal brick elevations
Addressing missing and inappropriate cementitious mortar will improve the breathability of the stonework, whilst keeping it weathertight. Localised repointing with lime mortar can usually be carried out without the need for consent, however larger areas, as have been identified, will need consent, as it will require approval of a sample panel of pointing due to the potential visual and physical impact on the appearance of the building.

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

Ownership Certificates

Certificates under Regulation 6 - Planning (Listed Buildings and Conservation Areas) Regulations 1990

Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of **all** the land to which this application relates; **and** has the applicant been the sole owner for more than 21 days?

⊘ Yes
◯ No

Certificate Of Ownership - Certificate A

Certificate Of Ownership - Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/the applicant was the owner (owner is a person with a freehold interest or leasehold interest with at least 7 years left to run) of any part of the land or building to which the application relates.

Person Role

- ☑ The Applicant
- ○ The Agent

Title

Mr

First Name

Hugh

Surname

Davies

Declaration Date

26/10/2023

☑ Declaration made

Declaration

I/We hereby apply for Listed building consent as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Hugh Davies

Date

26/10/2023