Wiltshire Council

The Town and Country Planning Act 1990

Refusal of Householder Planning Permission

Application Reference Number: PL/2023/10602

Decision Date: 12 April 2024

Applicant:	Mr E Granvold 3 Newlands Trowbridge Road North East C226 To Bollands Hill, Seend Cleeve, Seend, Wiltshire, SN12 6PS
Particulars of Development:	Rear first floor sun canopy extension & two front porch extensions for the two front doors.
At:	Newlands, 3, Seend Cleeve, Seend, Melksham, SN12 6PS

In pursuance of their powers under the above Act, the Council hereby REFUSE TO GRANT PERMISSION for the development referred to in the above application and plans submitted by you, for the following reason(s):

Refusal Reason(s): (1)

1 The proposed first-floor sun-canopy by reason of its design, scale and height would be visually unsympathetic to the character and appearance of the application site and the host dwelling. The development would fail to achieve an acceptable level of design to the detriment of the character and appearance of the site. As such the development would be contrary to Core Policy 57 of the Wiltshire Core Strategy which seeks to secure high standard of design in all new developments, including extensions, and alterations, which make a positive contribution to the character of Wiltshire by being complimentary to the locality and guidance contained within the Wiltshire Design Guide. The development would also be contrary to Section 12 of the National Planning Policy Framework (2023).

Informatives: (1)

2 In accordance with paragraph 38 of the National Planning Policy Framework (NPPF) in dealing with this application, the Council has worked with the applicant in the following positive and proactive manner:

- seeking amendments to the proposed development following receipt of the application.

In this instance:

- the applicant was updated of any issues after the initial site visit

In such ways, the Council has demonstrated a positive and proactive manner in seeking solutions to problems arising in relation to the planning application.

Parvis Khansari - **Corporate Director, Place**

NOTES

1. **Appeals.** If the applicant is aggrieved by the decision of the local planning authority to refuse permission, he may appeal to the Secretary of State for the Environment in accordance with Section 78(1) of the Town and Country Planning Act 1990 within 12 weeks of the date of this decision. (Information and forms relating to the appeals process can be found at the Planning Portal - Appeal a householder planning decision: Overview - GOV.UK (www.gov.uk)).