Wiltshire Council

The Town and Country Planning Act 1990

Refusal of Householder Planning Permission

Application Reference Number: PL/2023/10868

Decision Date: 26 April 2024

Applicant:	Mr Samuel Smith Little Tyning, Box Hill, Corsham, Wiltshire, SN13 8HG
Particulars of Development:	Erection of additional story on existing ground floor, incorporating a side extension that replaces the existing covered side port and workshop.
At:	Little Tyning, Box Hill, Corsham, SN13 8HG

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 application site lies adjacent to the boundary of the Box Mine SSSI, which is part of the Bath and Bradford on Avon Bats SAC. These are European protected designations, which contain bat habitat that is sensitive to artificial light spill. The submitted application fails to acknowledge this constraint and the applicant has therefore not demonstrated that the proposals would protect features of nature conservation. It is therefore impossible to rule out adverse effects on the integrity of European nature conservation sites, and the proposal is in conflict with Core Policy 50 of the Wiltshire Core Strategy; paragraph 186 of the NPPF; and Section 63 of the Habitats Regulations.

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)).