Wiltshire Council

The Town and Country Planning Act 1990
Approval of Full Planning Permission with Conditions
Application Reference Number: PL/2023/11067
Decision Date: 3rd September 2024

Applicant:	Mr Christopher Chapman Tidworth Town FC Humber Lane, Tidworth, SP9 7AH
Particulars of Development:	Creation of clubhouse for use by members, visiting teams and spectators (Resubmission of PL/2022/08875)
At:	Tidworth Town FC, Humber Lane, Tidworth, SP9 7AH

In pursuance of its powers under the above Act, the Council hereby **GRANT PLANNING PERMISSION** for the above development to be carried out in accordance with the application and plans submitted (listed below).

In accordance with paragraph 38 of the National Planning Policy Framework, Wiltshire Council has worked proactively to secure this development to improve the economic, social and environmental conditions of the area.

Subject to the following conditions:

Conditions: (5)

1 The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

REASON: To comply with the provisions of Section 91 of the Town and Country Planning Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

2 The development hereby permitted shall be carried out in accordance with the following approved plans:

Application Form & Certificate
Ref: Buy A Plan TTF Location Plan. Received – 20.12.2023
Ref: PP-12690553v1 – Location Plan. Received – 20.12.2023
Ref: TQRQM22345184846288 – Clubhouse. Received – 04.04.2024
Ref: GEN-HUM-XX-AR-0001 Rev 01 – Site Plan. Received – 16.07.2024
Ref: GEN-HUM-XX-AR-0002 Rev 01 – Floor Plan & Elevations. Received –

13.05.2024
Ref: 53-2683-SHEET1 – Typical Section. Received – 20.12.2023
Ref: CF-2683 – Foundations for Club Range. Received – 20.12.2023
Ref: Harvest the Sunshine Solar Panel Manufacturer Details. Received – 20.12.2023

REASON: For the avoidance of doubt and in the interests of proper planning.

3 The development hereby approved shall be finished in the materials outlined and as specified on the approved section plan (Ref: 53-2683-SHEET1 – Typical Section. Received – 20.12.2023)

REASON: In the interests of visual amenity and the character and appearance of the area.

4 Notwithstanding the approved plans, the solar panels identified on the northern roof slope of the proposed clubhouse building shall be positioned on the southern roof slope only. They shall be installed flush to the roof plane and in accordance with the submitted manufacturer specifications and details.

REASON: to ensure maximum benefit and solar gain from the proposed renewable energy infrastructure

5 The clubhouse facilities hereby approved shall be used solely for purposes ancillary to the use of the surrounding sport's pitches and facilities already operating at the site and for no other purpose or business.

REASON: In the interests of sustainability and surrounding residential amenities and to ensure that the building remains in use for supporting sporting activities

Informatives: (2)

1 The applicant is advised that the development hereby approved may represent chargeable development under the Community Infrastructure Levy Regulations 2010 (as amended) and Wiltshire Council's CIL Charging Schedule. If the development is determined to be liable for CIL, a Liability Notice will be issued notifying you of the amount of CIL payment due. If an Additional Information Form has not already been submitted, please submit it now so that we can determine the CIL liability. In addition, you may be able to claim exemption or relief, in which case, please submit the relevant form so that we can determine your eligibility. The CIL Commencement Notice and Assumption of Liability must be submitted to Wiltshire Council prior to commencement of development. Should

development commence prior to the CIL Liability Notice being issued by the local planning authority, any CIL exemption or relief will not apply and full payment will be required in full and with immediate effect. Should you require further information or to download the CIL forms please refer to the Council's Website: www.wiltshire.gov.uk/planninganddevelopment/planningpolicy/communityinfrastructurelevy.

2 Any alterations to the approved plans, brought about by compliance with Building Regulations or any other reason must first be agreed in writing with the Local Planning Authority before commencement of work.

Parvis Khansari - **Corporate Director, Place**

NOTES

1 **Other Necessary Consents.** This document only conveys permission for the proposed development under Part III of the Town and Country Planning Act 1990 and the applicant must also comply with all the byelaws, regulations and statutory provisions in force in the area and secure such other approvals and permissions as may be necessary under other parts of the Town and Country Planning Act 1990 or other legislation.

1.1 the need in appropriate cases to obtain approval under Building Regulations. **(The Building Regulations may be applicable to this proposal. Please contact the Council's Building Control team before considering work on site);**

1.2 the need to obtain an appropriate order if the proposal involves the stopping up or diversion of a public right of way or other highway (including highway verge);

1.3 the need to obtain a separate "Listed Building Consent" to the demolition, alteration or extension of any listed building of architectural or historic interest;

1.4 the need to make any appropriate arrangements under the Highways Act 1980, in respect of any works within the limits of a highway. The address of the Highway Authority is County Hall, Trowbridge, BA14 8JD (It is the responsibility of the applicant to ascertain whether the proposed development affects any listed building or public right of way / other highway, including highway verge).

2 **Appeals.** If the applicant is aggrieved by the decision of the local planning authority to grant permission subject to conditions, 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 six months of the date of this decision. (Information and forms relating to the appeals process can be found at the Planning Portal - http://www.planningportal.gov.uk/planning/appeals).

3 **Climate Change.** Wiltshire Council acknowledges the climate emergency and is seeking to make the county carbon neutral. You are encouraged to include energy efficiency that exceeds building regulations and to meet residual energy demand through renewable energy and low-carbon technologies, including high levels of electric vehicle charging points. The developer is encouraged to contact the climate team to discuss this further. climate@wiltshire.gov.uk

4 **CIL.** The applicant is advised that the development hereby approved may represent chargeable development under the Community Infrastructure Levy Regulations 2010 (as amended) and Wiltshire Council's CIL Charging Schedule. A separate Community Infrastructure Levy Liability Notice will be issued by the Local Planning Authority. Should you require further information with regards to CIL please refer to the Council's Website www.wiltshire.gov.uk/planninganddevelopment/planningpolicy