

Sarah & Huw Thomas

Glebelands Bungalow

Mildenhall

Marlborough

Wiltshire SN8 2LR

30th October 2025

Planning Department

Wiltshire Council

County Hall

Bythesea Road

Trowbridge

Wiltshire BA14 8JN

Dear Sir/Madam,

Re: New Householder Planning Application – Glebelands Bungalow, Mildenhall, Marlborough, SN8 2LR

Reference: PL/2025/05200 (Previously Approved Scheme)

We are submitting a new planning application for Glebelands Bungalow which you will see is based closely on the approved scheme granted under planning permission **PL/2025/05200 (Decision dated 16 September 2025)**.

This new application is also for the ‘proposed side extension and addition of first floor to existing bungalow’, however we have taken the opportunity to make several minor amendments to the approved design, and these are intended to improve the access and liveability of the dwelling.

The changes are modest in nature and do not alter the overall scale or character of the approved dwelling. They are intended to improve the internal layout and functionality of the home while maintaining the design quality and limited visual impact noted in the previous officer’s report.

The main amendments to the approved plans are as follows:

1. West Elevation:

The previously approved Juliet balcony and associated windows have been removed. This change provides a more practical and efficient layout for the master bedroom, while also reducing glazing on this side of the property.

2. North Elevation:

The two smaller dormers on the rear elevation have been combined into a single, wider dormer structure. This will provide sufficient headroom for the first-floor bathrooms and bedroom. The north elevation faces away from the road and is screened by trees and hedging, so the change will have **no visual impact** from the public realm or neighbouring properties.

3. South Elevation (Chimney):

The internal chimney has been rerouted to an **external flue pipe**, which creates a more usable bedroom layout. The external flue is modest in scale and finished in a dark tone to blend with the cladding.

4. **Porch Design:**

The porch detail has been refined slightly to better complement the front elevation without altering its scale or position.

These alterations retain the overall form, materials, and design intent of the approved scheme — namely, a low-profile, 1.5-storey dwelling using natural and locally referenced materials (horizontal black timber cladding, clay tile roof). There is no proposed increase in height or extension to the dwelling footprint from what is already approved under application ref:

PL/2025/05200.

The property remains well screened from public views, and the revisions will not affect the surrounding Conservation Area or the character of the North Wessex Downs National Landscape.

We trust the Council will accept these amendments as a logical and modest adjustment to the previously approved design in order to improve the functionality and liveability of Glebelands Bungalow. We remain committed to ensuring the dwelling sits comfortably within its setting and fully complies with the relevant policies of the **Wiltshire Core Strategy, Marlborough Area Neighbourhood Plan**, and the **National Planning Policy Framework**.

We hope the revised proposal will be supported and look forward to continuing to work positively with the Planning Department.

Yours faithfully,

Sarah & Huw Thomas

Applicants

Glebelands Bungalow, Mildenhall, Marlborough, SN8 2LR