

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



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	Silverwood School
Address Line 1	St Ediths Marsh South To Close Lane
Address Line 2	
Address Line 3	Wiltshire
Town/city	Rowde
Postcode	SN10 2QQ

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

Easting (x)	Northing (y)
397713	163368
Description	

Applicant Details

Name/Company

Title

Mr

First name

Anthony

Surname

Dixon

Company Name

Wiltshire Council (Special School Transformation Team)

Address

Address line 1

Wiltshire Council

Address line 2

County Hall

Address line 3

Bythesea Road

Town/City

Trowbridge

County

Country

United Kingdom

Postcode

BA14 8JN

Are you an agent acting on behalf of the applicant?

- ☒ Yes
- ☐ No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

Mr

First name

AHR

Surname

Bristol

Company Name

AHR Architects

Address

Address line 1

AHR Architects

Address line 2

Vintry Building

Address line 3

Wine Street

Town/City

Bristol

County

Bristol

Country

United Kingdom

Postcode

BS1 2BD

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Description of Proposed Works

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

Works to repair & reinstate the Calm Room in Rowdeford House & the adjacent WC space.
Excessive damp has damaged these spaces.
Repair works to the adjacent Hygiene Room roof have resolved the long standing damp issues that severaly damaged these spaces and now this work is to reinstate the spaces as functional spaces within Rowdeford House.

Has the development or work already been started without consent?

- ☒ Yes
- ☐ No

If Yes, please state when the development or work was started (date must be pre-application submission)

01/04/2025

Has the development or work already been completed 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

If Yes, please describe and include the planning application reference number(s), if known

PL/2021/06837 Proposed works to create new science classroom and prep room, life skills classroom, hygiene facilities, office accommodation, Enterprise Zone, accessible entrance and accessible WC. Internal and external alterations and repairs to existing Grade II Listed Rowdeford House.

PL/2023/08887 Creation of new dormer to single storey wing to the rear of the main house.

PP-14353801 Replacement of 3 external doors to Rowdeford House Stable Block

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

If Yes, do the proposed works include

a) works to the interior of the building?

- ☒ Yes
☐ No

b) works to the exterior of the building?

- ☐ Yes
☒ No

c) works to any structure or object fixed to the property (or buildings within its curtilage) internally or externally?

- ☐ Yes
☒ No

d) stripping out of any internal wall, ceiling or floor finishes (e.g. plaster, floorboards)?

- ☒ Yes
☐ No

If the answer to any of these questions is Yes, please provide plans, drawings and photographs sufficient to identify the location, extent and character of the items to be removed. Also include the proposal for their replacement, including any new means of structural support, and state references for the plan(s)/drawing(s).

SWS-AHR-ZZ-ZZ-DR-L-005001_P01 - Site Location Plan
SWS-AHR-EA-ZZ-DR-A-005015_P01 - Proposed Calm Room and WC Works Location
SWS-AHR-EA-ZZ-DR-A-005016_P01 - Proposed Calm Room and WC Works Elevations
SWS-AHR-EA-ZZ-DR-A-005040_P01 - Proposed Calm Room and WC Works
SWS-AHR-ZZ-ZZ-DR-A-005091_P01 - Calm Room Repair and WC Refurbishment Design and Access Statement

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:

Internal walls

Existing materials and finishes:

Lath & plaster internal vertical wall on timber inserts

Proposed materials and finishes:

Lath & plaster internal vertical wall on timber inserts

Type:

Floors

Existing materials and finishes:

Existing timber floorboards on damp damaged timber joists

Proposed materials and finishes:

Replacement timber joists with dpc protection & existing timber floorboards

Type:

Windows

Existing materials and finishes:

Existing window is damp damaged

Proposed materials and finishes:

Existing window repaired by specialist with new softwood cill boards

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

SWS-AHR-ZZ-ZZ-DR-L-005001_P01 - Site Location Plan
SWS-AHR-EA-ZZ-DR-A-005015_P01 - Proposed Calm Room and WC Works Location
SWS-AHR-EA-ZZ-DR-A-005016_P01 - Proposed Calm Room and WC Works Elevations
SWS-AHR-EA-ZZ-DR-A-005040_P01 - Proposed Calm Room and WC Works
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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

various email correspondence

Date (must be pre-application submission)

01/05/2025

Details of the pre-application advice received

The current state of the spaces was reported to Helen, including how the damaged internal finishes had been removed. It was discussed that a new application to reinstate the spaces in a like for like methodology was required.

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

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

Anthony

Surname

Dixon

Declaration Date

25/11/2025

☒ 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

AHR Bristol

Date

01/12/2025