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09 December 2025



To whom it may concern,

This cover letter is to support the submission of a Certificate of Lawful Development for Proposed Use or Development (CLOPUD) at Chippenham Chippenham Substation, Off Upper Cocklebury Lane, Chippenham, Wiltshire, SN15 1GE submitted to Wiltshire Council in October 2025 (ref: PL/2025/08337).

Wiltshire Council have requested that the buildings external design details are to be submitted in the form of a cover letter (Brook Bishop via email, dated 24/12/2025) and advised that Wiltshire Council do not consider that details of design and external appearance of the building can/should be approved via CLOPUD. Therefore, a notification (covering letter) has been prepared to indicate the applicants intention to carry out development under Part 15, Class B(e), enclosed are the required details of the proposed building.

Scottish and Southern Electricity Networks (SSEN) are proposing to install a new 33kV switchroom, as part of wider works at the site which are currently being determined by the council through a CLOPUD application. The switch room is considered to constitute permitted development under Part 15 Class B(e):

B. Development by statutory undertakers for the generation, transmission, distribution or supply of electricity for the purposes of their undertaking consisting of—

(e) the erection on operational land of the undertaking or undertaking of a building solely for the protection of plant or machinery;

The relevant condition listed under this part states that the proposed height should not exceed 15m in height. The proposed building will measure 7m in height and therefore will not exceed this threshold.

The following condition is also relevant to Part 15 Class B(e):

“Development is permitted by Class B subject to the following conditions: d) in the case of any Class B(e) development, approval of details of the design and external appearance of the buildings must be obtained before the development is begun”.

The proposed 33kV switchroom will be used to house the 33kV switchgear and will be adjacent to a control room. This building will measure approximately 25m in length x 6m in width x 7m in height. The switchroom will be comprised of Kingspan Microrib AWP 54mm cladding, with openings in the cladding for blast vents. The roof will be comprised of Kingspan trapezoidal 80mm sheets with ridge flashing as details, in goosewing grey. It will then be surrounded by a PCC hiline metal gutter with a square PCC metal downpipe.

The whole structure will sit on supports at 2764mm above ground level. To access the building, two staircases will be required, one to the switchroom where there will be a small landing with a fire door spanning 900mm for access. The landing will also lead to a loading bay with a pair of double doors for loading, spanning 2100mm. The second staircase will lead to the control



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room, and it will comprise of a small landing and door into the control room which will be 1200mm wide.

Please see plan attached for details described: (ME305-WCS-SGN-XX-DR-A-2201).

Should you have any further questions with relation to the design of the switch room, please get in touch.

Yours faithfully,

[Redacted signature]

Dalcour Maclaren
(On behalf of Aureos Energy Ltd)