

Development Services  
Wiltshire Council  
Tel: 0300 456 0114  
Email: [developmentmanagement@wiltshire.gov.uk](mailto:developmentmanagement@wiltshire.gov.uk)  
[www.wiltshire.gov.uk](http://www.wiltshire.gov.uk)

20 January 2026

Dear Sir/Madam

**TOWN AND COUNTY PLANNING ACT 1990 (as amended)**  
**APPROVAL OF DETAILS RESERVED BY CONDITION**

|                        |                                                                             |
|------------------------|-----------------------------------------------------------------------------|
| <b>Application No:</b> | PL/2025/09572                                                               |
| <b>Proposal:</b>       | Discharge of condition 4 (Materials) relating to application PL/2025/06805. |
| <b>Site Address:</b>   | Rockfield House, Rockfield, Colerne, Chippenham, SN14 8EG                   |
| <b>On Behalf Of:</b>   | Mrs Lupini<br>Rockfield House Rockfield, Colerne, Wiltshire, SN14 8EG       |

I refer to your application for the discharge of condition(s) attached to the above planning permission dated 05 December 2025. After careful consideration, the following decision has been made:

**Condition(s) submitted for consideration:**

**Details Submitted for Approval:**

- Application form advising render to be a cream colour to match the existing dwelling on site
- Photograph of render colour to be used.

**Decision:** The details submitted in relation to this condition are **approved**.

**Reason for Decision:**

The plans approved under PL/2025/06805 stated that the roof would be slate, and the windows and doors to the annexe would be double glazed "oak brushed aluminium" and these details are acceptable.

However, those approved plans indicated that the render was a colour "to be confirmed". This discharge of condition application confirms that the rendered elevations of the development will be a cream colour, to match the dwelling on this site. This will ensure the building retains a coherent visual relationship with the main house and wider setting.

Please note that in accordance with national planning guidance, discharge of condition applications are procedural in nature and do not require public consultation. While third-party representations may occasionally

be received, they are not formally invited and do not form part of the statutory decision-making process. The assessment of this application has been based solely on whether the submitted details satisfy the requirements of the relevant planning condition(s).

This letter acts as official confirmation and therefore I suggest that you attach it to the decision notice as evidence that you have complied with the requirements of the relevant condition(s).

Yours faithfully

*Head of Development Management*

## NOTES:

### 1. **Approved Conditions:**

If the condition(s) have been discharged, you may proceed with the development in accordance with the approved details. Please ensure that the approved documents or plans are implemented on-site and adhered to as part of the development. It is important to comply with all conditions of the planning permission to ensure the development remains lawful.

### 2. **Refused Conditions:**

If the discharge of the condition(s) has been refused, you may submit revised details or further information to address the issues raised as part of a further discharge of the condition's application. Please ensure that any resubmission adequately addresses the reasons for refusal. Alternatively, you can appeal the Council's decision (see below for details).

### 3. **Partially Discharged Conditions:**

If the condition(s) have been partially discharged, the remaining details that are required must be submitted for further consideration. You should provide the necessary documents in accordance with any timeframe or trigger specified in the condition to allow for the full discharge of the condition(s).

## **Right of Appeal:**

If you are aggrieved by the decision to refuse to discharge a condition or if the condition has only been partially discharged, you have the right to **appeal** the decision to the **Planning Inspectorate**.

The appeal must be made within **6 months** from the date of this decision notice. If the appeal is submitted after this 6 month period, the Planning Inspectorate will only consider it if there are exceptional circumstances.

The procedure for making an appeal is set out under **Section 78 of the Town and Country Planning Act 1990** (as amended), along with the relevant provisions in the **Planning and Compulsory Purchase Act 2004**. For detailed guidance on how to submit your appeal, please visit the Planning Inspectorate's website:

<https://www.gov.uk/appeal-planning-decision>

Please be aware that the appeal process will focus on whether the submitted details meet the requirements set out in the original planning condition(s) and relevant planning policies.