

Highway Development Management Consultation Response

Planning Application Ref: PL/2026/00217

Site Address: Coolon, Cloatley Road, Malmesbury, SN16 9LQ.

Proposal: Remodelling of dwellinghouse to incorporate additional storey with two-storey front and side extensions.

Date of Consultation Response: 13/03/2026

I refer to the above planning application dated 13/01/2026 seeking permission for the remodelling of dwellinghouse to incorporate additional storey with two-storey front and side extensions. Revised plans have been received along with an altered proposals description which removes the annexed accommodation and garage.

The site is located with existing access to the north of Cloatley Road, a C Classified section of public highway subject to a speed limit of 60mph. There are no proposals to alter the existing access with the public highway, which is acceptable.

The proposals seek to extend the existing 2/3 bed property to provide a first-floor bedroom accommodation for 4-beds and a larger area of living accommodation at ground floor level.

The site layout shows a larger hardstanding area to the front of the dwelling connecting to the existing access, this would be suitable for parking and turning requirements enabling access and egress in a forward gear. Therefore, the proposals meet the minimum required standard for a 4+ bedroom dwelling with regard to vehicle parking. No cycle parking is included with the plans, this can be conditioned if the space within the dwelling utility/hall is not considered suitable.

The proposals are not considered to be of detriment to the surrounding public highway and therefore it is recommended that no highway objection be raised.

If you have any queries regarding the above advice, please contact:
HighwaysDevelopment@Wiltshire.gov.uk