

Planning Department
Wiltshire Council
County Hall
Bythesea Road
Trowbridge
BA14 8JQ



20th March 2026

Dear Sir/Madam

Discharge of Conditions 3 and 6 in relation to the approved scheme PL/2025/06883

At: Coombe Farm, Kings Drive, Stitchcombe, Marlborough, SN8 2EU

On behalf of our Clients, please find enclosed an application to seek approval of details reserved by planning conditions attached to Planning Permission PL/2025/06883 that was granted by Wiltshire Council on the 16th January 2016.

The description of development as set out on the Decision Notice is as follows:

“x1 proposed self-build dwelling (Use Class C3), conversion and alteration of existing farmhouse into annexe, demolition of the modern farm buildings, erection of garaging, and ancillary buildings, tennis court, hard and soft landscaping and associated works”.

“

Details are provided under the requirements of planning condition numbers 3 and 6:

Condition Number	Summary of Condition	Information Submitted
3	Construction Method Statement	CMS prepared by Atlas Planning Group
6	Details of owl, bat and bird boxes	Pro Vision Enhancement Plan (appendix 1) and specifications set out below.

With regard to condition 6, the plan included at Appendix 1 shows the location of the proposed enhancement features. The chosen bird, bat and owl boxes are as follow (or similar will be chosen if unavailable):

- Bird box – Schwegler Nest Box 1B



- Maternity Bat box - Wildcare Large Multi-Chamber



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- Owl Box – Schwegler Nest Box No 23.



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Barn Owl Nest Box No. 23

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in



Barn Owls prefer cultivated areas and always live and breed in proximity to humans. Not only Kestrels but Barn Owls, too, are important natural predators of Field Mice, Water Voles and Rats.

Barn Owl Nest Box No. 23

-

- Bat Access Tile arrangement



I trust that the enclosed information is sufficient to discharge the conditions referenced above; however, should you require any further information, please do not hesitate to contact me.

Yours sincerely

Zoe Wilkinson

Zoe Wilkinson BSc (Hons) MSc MRTPI

Associate

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The plan shown here is for the purpose of supporting a planning application only. Only scale from this drawing for the purposes of determining a planning application. Do not scale from this drawing for construction purposes.

The proposal presented here is subject to review by specialist consultants, and is to be read in conjunction with all relevant specialist's drawings and information where available. Any discrepancies between this and any other consultant's drawings and information should be reported to Pro Vision immediately.

Legend

-  Owl Box
-  Maternity bat box to compensate the loss of the northern roost
-  Bird Box
-  Temporary Roosting Provision
-  Bat Access Tile to replace lost day roosts
-  Replaced Wooden cladding - Maternity roost



ISSUE	DATE	DESCRIPTION	DRAWN	CHECKED
v1	30.7.25	Drawing Created	MC	AH

CLIENT:	Julian Sanity		
PROJECT:	Coombe Farm		
DRAWING:	Mitigation and Enhancement Plan	1:650	
NUMBER:	8788-XX-E0-06	A4	
ISSUE:	v1	31.10.25	

