



The Planning (Listed Building and Conservation Areas) Act 1990

Listed building consent - Approve with Conditions

Application Reference Number: PL/2026/00451

Decision Date: 27/03/2026

Applicant:	Judith Southhall Kitcheners Court , Hill Street, Trowbridge, Wiltshire, BA14 8LA
Particulars of Development:	Replacement of rear window, overhauling of roof, reparation/redecoration of windows/stonework, replacement of render.
At:	Kitcheners Court, Hill Street, Trowbridge, BA14 8LA

In pursuance of its powers under the above Act, the Council hereby GRANT LISTED BUILDING CONSENT for the above development to be carried out in accordance with the application and plans submitted (listed below), subject to compliance with the condition(s) specified hereunder:-

- 1** The works for which Listed Building Consent is hereby granted shall be begun before the expiration of three years from the date of this consent.

REASON: To comply with the provisions of Section 18 of the Planning (Listed Buildings and Conservation Areas) Act 1990 as amended by the Planning and Compulsory Purchase Act 2004.

- 2** The development hereby permitted shall be carried out in accordance with the following approved plans and documents:

Design and Access Statement
Existing/Proposed Site Location Plan ref. 25-838 001

Dated 22 January 2026

Existing Block Plan ref. 25-838 003
Proposed Block Plan ref. 25-838 004
Repair and Maintenance – Front and Side Elevations including schedule of works
ref. 25-838 005
Repair and Maintenance - Rear Elevation including schedule of works ref. 25-838
006
Window Details 25-838 009

Dated 9 February 2026

REASON: For the avoidance of doubt and in the interests of proper planning.

3 Schedule of Works

The works shall be carried out in strict accordance with the schedule of works indicated on the approved elevation plans.

REASON: in the interests of controlling the details of the works and preserving the historic fabric, character and appearance of the listed building and its setting.

4 Sample Panel for removal of render

Prior to the commencement of the approved works for removal of the existing cement render, a sample removal panel shall be completed for inspection by the local Planning Authority to allowing understanding of the impact on the underlying fabric (n.b. the works should be carried out using hand tools only to limit the damage to the historic fabric). The remainder of the specified render removal may then go ahead subject to approval in writing by the Local Planning Authority.

REASON: as the impact of the works is unknown at present, in the interests of preserving the historic fabric, character and appearance of the listed building and its setting.

5 Reinstatement of incised lined finish

Prior to the commencement of works to install the approved lime render finish, a photographic record of the incised lined finish shall be made which shall be used to inform the reinstatement of this detail following the completion of the rendering. The works may then go ahead and photographic evidence for the completion of the rendering, including the lined finish, shall be submitted to the Local Planning Authority for their approval within one month of the completion of the works.

REASON: in the interests of preserving the historic fabric, features and appearance of the listed building and its setting.

Nic Thomas - Director of Planning, Economy and Regeneration

NOTES

1. **Other Necessary Consents.** This document only conveys permission for the proposed development under the Town and Country Planning (Listed Buildings and Conservation Areas) Act 1990 and the applicant must also comply with all the byelaws, regulations and statutory provisions in force in the area and secure such other approvals and permissions as may be necessary under the Town and Country Planning Act 1990 or other legislation.

In particular the applicant is reminded of the following matters:-

- 1.1 the need in appropriate cases to obtain approval under Building Regulations. **(The Building Regulations may be applicable to this proposal. Please contact the Council's Building Control team before considering work on site);**
 - 1.2 the need to obtain an appropriate order if the proposal involves the stopping up or diversion of a public right of way or other highway (including highway verge)
 - 1.3 the need to obtain a separate planning permission;
 - 1.4 the need to make any appropriate arrangements under the Highways Act 1980, in respect of any works within the limits of a highway. The address of the Highway Authority is County Hall, Trowbridge, BA14 8JD (It is the responsibility of the applicant to ascertain whether the proposed development affects any listed building or public right of way / other highway, including highway verge).
2. **Appeals.** If the applicant is aggrieved by the decision of the local planning authority to grant permission subject to conditions, he may appeal to the Secretary of State for the Environment in accordance with Section 20 of the Town and Country Planning (Listed Buildings and Conservation Areas) Act 1990 within six months of the date of this decision. (Information and forms relating to the appeals process can be found at the Planning Portal – www.planningportal.gov.uk/planning/appeals).