

Development Management, Economic Development and Planning,
County Hall, Bythesea Road, Trowbridge, BA14 8JN
Tel: 0300 456 0114 Email: developmentmanagement@wiltshire.gov.uk



Application for Approval of Reserved Matters following Outline Approval

Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number	
Suffix	
Property Name	Land Rear Of 117
Address Line 1	High Street
Address Line 2	
Address Line 3	Wiltshire
Town/city	Dilton Marsh
Postcode	BA13 4DP

Description of site location must be completed if postcode is not known:

Easting (x)	Northing (y)
384778	149909
Description	

Applicant Details

Name/Company

Title

Mr

First name

David

Surname

Hagan

Company Name

Redcliffe Homes Limited

Address

Address line 1

4 High Street

Address line 2

Address line 3

Town/City

Chipping Sodbury

County

Country

Postcode

BS37 6AH

Are you an agent acting on behalf of the applicant?

☐ Yes

☒ No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Development Description

Please indicate all those reserved matters for which approval is being sought:

- ☐ Access
- ☒ Appearance
- ☒ Landscaping
- ☒ Layout
- ☒ Scale

Please provide a description of the approved development as shown on the decision letter

Reference number

Date of decision (date must be pre-application submission)

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

Has the work already started?

- ☐ Yes
- ☒ No

Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

- BNG Plan (Ref: LVA103_3601F);
- Ecological Parameters Plan (Ref: 1321.v7).
- Site Access Highway Layout Plan 19536-PHL-01 Rev C
- PHL-01 Rev E, titled Offsite Highways Works Option 1

Please list all drawing numbers submitted with this application for approval

Planning Compliance Statement
 Statement of Community Engagement
 3218-SBM-AG Statutory Biodiversity Net Gain Metric -
 On-site Post intervention proposed habitat plan
 AIA TPP - Dilton Marsh - 17.3.26
 HLS-1011-C Dilton Marsh Lighting
 R00 - RE.DM.BA13 Energy Statement
 P25-2046_TR03_CEMP_MARCH26_Part1
 P25-2046_TR03_CEMP_MARCH26_Part2
 REDC25060 Soft Landscape Specifications
 REDC25060 11D - Sheet 1
 REDC25060 11D - Sheet 2
 REDC25060 11D - Sheet 3
 REDC25060 11D Sheet 4
 REDC25060 11D- Sheet 5
 REDC25060 11D- Sheet 6
 REDC25060 12B-Sheet 1
 REDC25060 12B -Sheet 2
 REDC25060 12B-Sheet 3
 REDC25060 12B-Sheet 4
 REDC25060 12B-Sheet 5
 REDC25060 12B-Sheet 6
 REDC25060 20B Trim Trail Proposal
 REDC25060 C Landscape Management and Maintenance Plan
 P25-2046_TR01_MAR26_ISSUE_
 149009-MCS-XX-RP-TN-01-P01 Full – Technical Note
 148009-Rev01 – SWS calcs
 148009 -MCS-XX-DR-C-3000-P01 - Engineering Layout
 148009 -MCS-XX-DR-C-4000-P01 - Longsections-Sheet 1
 148009 -MCS-XX-DR-C-4001-P01 - Longsections-Sheet 2
 148009 -MCS-XX-DR-C-5100-P02 - Drainage Layout
 148009 -MCS-XX-DR-C-5200-P01 - Impermeable area
 148009 -MCS-XX-DR-C-5500-P02 - Exceedance Flow Plan
 148009-MCS-XX-RP-OM-01-P01 Full - Ops Manual
 HB.1.e A(1 Elevations)
 HB.1.p1 A(1 Plans)
 HB.1.p2 A(1 Plans)
 HB.2.e A(2 Elevations)
 HB.2.p A(2 Plans)
 HB.3.e A(3 Elevations)
 HB.3.p1 A(3 Plans)
 HB.3.p2 A(3 Roof Plan)
 HB.4.e1 A(4 Elevations)
 HB.4.e2 A(4 Elevations)
 HB.4.p1 A(4 Plans)
 HB.4.p2 A(4 Plans)
 HB.4.p3 A(4 Roof Plan)
 HT.2B3P.pe A(Bungalow Plans & Elevations)
 1.5 S-GAR.01 (G03)-1.pe A(1.5 Single Garage Plans & Elevations)
 1.5 S-GAR.01 (G03)-2.pe A(1.5 Single Garage Plans & Elevations)
 S-GAR.01.pe A(Single Garage Plans & Elevations)
 SS.01.pe A(Sub Station Plans & Elevations)
 T-GAR.01-1.pe A(Twin Garage Plans & Elevations)
 T-GAR.01-2.pe A(Twin Garage Plans & Elevations)
 REDC250804 Accommodation Schedule SL.01 A
 REDC250804 DAS-01 A
 REDC250804 AHL.01 A(Affordable Housing Layout)
 REDC250804 DBML.01 A(Dwelling & Boundary Material Layout)
 REDC250804 LP.01 A(Location Plan)
 REDC250804 PAL.01 A(Parking Allocation Layout)
 REDC250804 RCL.01 A(Refuse Collection Layout)

REDC250804 SE.01 A(Street Scenes-Coloured)
REDC250804 SL.01 A(Site Layout-Coloured)
HB.5.e A(House Block 5 Elevations)
HB.5.p1 A(House Block 5 Plans)
HB.5.p2 A(House Block 5 Roof Plan)
HB.6.e A(House Block 6 Elevations)
HB.6.p A(House Block 6 Plans)
HT.AXM.pe A(HT Axminster Plans & Elevations)
HT.BANB.p A(HT Banbury Plans)
HT.BANB-1.e A(HT Banbury Opt 1 Elevations)
HT.BANB-2.e A(HT Banbury Opt 2 Elevations)
HT.ELM.pe A(HT Elmhurst Plans & Elevations)
HT.FOX.p A(HT Foxham Plans)
HT.FOX-1.e A(HT Foxham Opt 1 Elevations)
HT.FOX-2.e A(HT Foxham Opt 2 Elevations)
HT.SHER.DET-1.pe A(HT 1 Plans & Elevations)
HT.SHER.DET-2.pe A(HT 2 Plans & Elevations)
HT.SHER.END.pe A(HT Sherston End Plans & Elevations)
HT.YORK.p A(HT York Plans)
HT.YORK-1.e A(HT York Opt 1 Elevations)
HT.YORK-2.e A(HT York Opt 2 Elevations)

If applicable, please state the reasons for any changes to the original drawings

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☒ Yes
☐ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☐ The agent
☒ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- ☐ Yes
☒ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- ☐ Yes
- ☒ No

Declaration

I/We hereby apply for Approval of reserved matters as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

David Hagan

Date

15/04/2026