

Appeal 6009225

Submitted on 6 May 2026.

Before you start

Local planning authority	Wiltshire
Appeal type	Full planning
Decision date	19 February 2026

Prepare appeal

Was the application made in your name?	No, I'm acting on behalf of the applicant
What is the applicant's name?	Bea Schofield
Contact details	Eleanor King Atlas Planning Group
What is your phone number?	+441722638008
What is the address of the appeal site?	Land at Elms Farm Elms Cross BA15 2AL
What is the area of the appeal site?	0.15 ha
Is the appeal site in a green belt?	Yes
Do you own all of the land involved in the appeal?	No
Do you own some of the land involved in the appeal?	Yes
Do you know who owns the rest of the land involved in the appeal?	Yes, I know who owns all of the land
Have the landowners been told about the appeal?	I confirm that I've told all the landowners about my appeal within the last 21 days using a copy of the form in annexe 2A or 2B
Is the appeal site part of an agricultural holding?	No
Access for inspection	Yes The Appeal site is behind some vegetation so is not easy to see from the public road.

Are there any health and safety issues on the appeal site?	No
What is the application reference number?	PL/2025/08747
What date did you submit your application?	3 November 2025
Was your application for a major or minor development?	Minor development
Was your application about any of the following?	Dwellings
Enter the description of development that you submitted in your application	Erection of a self-build dwelling with hard and soft landscaping, parking and associated works following demolition of the existing agricultural barn.
Did the local planning authority change the description of development?	No
How would you prefer us to decide your appeal?	Written representations
Are there other appeals linked to your development?	No

Upload documents

Application form	ApplicationForm.pdf (/document/63c37469-57f1-49ef-934f-2d2e9c77d6aa)
Decision letter	Decision Notice - REFUSAL.pdf (/document/e76437ef-9338-4a39-b979-1cc76a43cf88)
Do you plan to submit a planning obligation to support your appeal?	No
Did you submit a separate ownership certificate and agricultural land declaration with your application?	No
Appeal statement	Statement of Case 260506.pdf (/document/c004ed03-8ef5-4b57-ae65-1c443f404022)
Do you want to apply for an award of appeal costs?	No
Did you submit a design and access statement with your application?	No
Plans, drawings and supporting documents	841 P112 - Proposed Side Elevation 1.pdf (/document/1cb89f00-3030-41b1-8285-12f254214a18)

[841 P110 - Proposed Front Elevation.pdf](#)
(/document/a593cb03-af05-465b-ac16-1f390461879b)
[841 E111 A - Existing East and West Elevations.pdf](#) (/document/7d1fff7c-ae68-4a9c-bda8-27c8f2ba15a6)
[841 P113 - Proposed Side Elevation 2.pdf](#)
(/document/48751834-d7d0-41fb-8e7d-2d9f5930f8c8)
[Planning Statement 251029 MERGED.pdf](#)
(/document/6b4a8427-9b8e-4d54-a280-328debae4076)
[841 P003 C - Proposed Landscape Site Plan.pdf](#) (/document/84dabf62-830e-4605-a076-35adf7f37a57)
[841 E110 A - Existing South and North Elevations.pdf](#) (/document/bac10cd4-54ee-4880-bca9-3c5b866f95f3)
[841 P002 A - Proposed Block Plan.pdf](#)
(/document/c982f87c-0876-4628-baf4-4cff82b43b15)
[841 P120 - Proposed Sections.pdf](#)
(/document/22e0abee-dc00-4b4e-a34c-541c6e6cd460)
[841 E001 A - Site Location Plan.pdf](#)
(/document/000f671b-be7a-4096-810b-5513aa43d764)
[841 P100 - Proposed Ground Floor Plan.pdf](#)
(/document/f3e35e6d-3179-4a79-9a06-57582af9af6e)
[841 P114 - Proposed Coloured Front Elevation.pdf](#) (/document/267848fa-4ab0-408b-a21d-6ec3c13f7336)
[form 2 assumption of liability.pdf](#)
(/document/9f2e1ed2-af12-42b1-8ab3-7de037114c52)
[841 P101 - Proposed First Floor Plan.pdf](#)
(/document/e78abc20-33e0-486c-872b-8c7767a73de0)
[841 E100 A - Existing Ground Floor Plan.pdf](#)
(/document/18c17e41-6844-4127-9e75-b2c2aadfd6fb)
[form 1 cil additional information.pdf](#)
(/document/4a09e142-e738-4500-88a3-b2ce0da55506)
[841 E003 A - Existing Landscape Site Plan.pdf](#)
(/document/bb6fa51e-6403-4130-8e6b-cc9fe8302d61)
[841 P111 - Proposed Rear Elevation.pdf](#)
(/document/646f6e92-7ae1-498c-b408-ccda864cbe73)
[841 E002 A - Existing Block Plan.pdf](#)
(/document/e223a1df-fce5-4e44-8e5c-cf2cc0def93e)
[WT 038-25 AIA ltr.pdf](#) (/document/f28529d6-e18e-4d03-940a-da56e1913f92)
[8810 Elms Farm 18.6.25.pdf](#)
(/document/e54aa83f-cf76-4a7c-a39f-e122ade866fc)

Do you have any new plans or drawings that support your appeal?	No
Do you have any other new documents that support your appeal?	Yes
Other new supporting documents	FINAL Flood Risk Assessment 260506.pdf (/document/54ce66a7-f747-4ea9-9424-ceb6b58493c6)