

Development Services
Wiltshire Council
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28 May 2026

Dear Sir/Madam

TOWN AND COUNTY PLANNING ACT 1990 (as amended)
APPROVAL OF DETAILS RESERVED BY CONDITION

Application No:	PL/2026/02270
Proposal:	Discharge of condition 4 (Materials) relating to application PL/2023/00808
Site Address:	Land West of, Semington Road, Melksham, SN12 6DP
On Behalf Of:	Living Space Housing Hayfield House, Arlestone Way, Shirley, United Kingdom, B90 4LH

I refer to your application for the discharge of condition(s) attached to the above planning permission dated 07 April 2026. After careful consideration, the following decision has been made:

Condition(s) submitted for consideration:

Condition 4:

No carriageway or pavement shall be surfaced until details and samples of the materials to be used for the surfacing have been submitted to and approved in writing by the Local Planning Authority. The material treatment shall illustrate priority of pedestrian movement along key corridors and shall provide a contrast to adjacent carriageway areas. Prior to the occupation of any dwelling, the footways and junction transition areas shall be completed in all respects with the approved details and maintained as such thereafter.

REASON: The application contained insufficient information and the matter is required to be agreed in the interests of visual amenity, the character and appearance of the area and to maximise the priority of sustainable modes of transport within the development in accordance with Core Strategy Policy 60 and 61.

Details Submitted for Approval:

Detailed design phase 1 materials sheet 1; A380-CIV-PH1-701

Detailed design phase 1 materials sheet 2; A380-CIV-PH1-702

Decision: The details submitted in relation to this condition are APPROVED

- The Local Planning Authority is satisfied that the details submitted under this application (PL/2026/02270) meet the aims of part of condition 4 to such a degree that development associated with the surfacing of carriageway and pavements can commence in accordance with the approved detail.
- The requirements of Condition 4 for the footways and junction transition areas to be completed in all respects with the approved details and maintained as such thereafter, prior to the occupation of any dwelling, remains.
- The requirements for approval of separate detail required by other Conditions attached to PL/2023/00808, remains.
- This decision should be read in conjunction with PL/2023/00808

Please note that in accordance with national planning guidance, discharge of condition applications are procedural in nature and do not require public consultation. While third-party representations may occasionally be received, they are not formally invited and do not form part of the statutory decision-making process. The assessment of this application has been based solely on whether the submitted details satisfy the requirements of the relevant planning condition(s).

This letter acts as official confirmation and therefore I suggest that you attach it to the decision notice as evidence that you have complied with the requirements of the relevant condition(s).

Yours faithfully

Head of Development Management

NOTES:

1. **Approved Conditions:**

If the condition(s) have been discharged, you may proceed with the development in accordance with the approved details. Please ensure that the approved documents or plans are implemented on-site and adhered to as part of the development. It is important to comply with all conditions of the planning permission to ensure the development remains lawful.

2. **Refused Conditions:**

If the discharge of the condition(s) has been refused, you may submit revised details or further information to address the issues raised as part of a further discharge of the condition's application. Please ensure that any resubmission adequately addresses the reasons for refusal. Alternatively, you can appeal the Council's decision (see below for details).

3. **Partially Discharged Conditions:**

If the condition(s) have been partially discharged, the remaining details that are required must be submitted for further consideration. You should provide the necessary documents in accordance with any timeframe or trigger specified in the condition to allow for the full discharge of the condition(s).

Right of Appeal:

If you are aggrieved by the decision to refuse to discharge a condition or if the condition has only been partially discharged, you have the right to **appeal** the decision to the **Planning Inspectorate**.

The appeal must be made within **6 months** from the date of this decision notice. If the appeal is submitted after this 6 month period, the Planning Inspectorate will only consider it if there are exceptional circumstances.

The procedure for making an appeal is set out under **Section 78 of the Town and Country Planning Act 1990** (as amended), along with the relevant provisions in the **Planning and Compulsory Purchase Act 2004**. For detailed guidance on how to submit your appeal, please visit the Planning Inspectorate's website:

<https://www.gov.uk/appeal-planning-decision>

Please be aware that the appeal process will focus on whether the submitted details meet the requirements set out in the original planning condition(s) and relevant planning policies.