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MAIN SPONSOR: RETAIN HEALTHCARE

Planning Department Wiltshire Council
County Hall
Bythesea Road
Trowbridge
SN15 1ER

Dear Sir,

REVISED PLANNING APPLICATION NUMBER PL/2021/04084

1. Since we last commented on this planning application there has been a substantial change at Salisbury FC. In July last year the club was purchased by me via Proleague Ltd and I am now in negotiation with the current owner of the ground (Raymond McEnhill Trust) to purchase the ground. Those negotiations are at an advanced stage and will, hopefully, conclude very shortly. The plan will then be to install an artificial 4G pitch to replace the grass pitch. Realistically this will not happen until the conclusion of the forthcoming 26/27 season. However, with the installation of the 4G pitch will come new LED floodlights. Ahead of the formal purchase of the ground, we will be submitting an outline planning application to cover this activity. Not only will the 4G pitch require new floodlighting but will also mean the pitch, and the stadium in general, will be in use, potentially, 7 days a week including evenings. This will render any Persimmon current noise and lighting assessments redundant.
2. The first team currently train elsewhere, 2 evenings a week. Once the 4G pitch is installed all training will take place at the Stadium. It is the plan that the team will also move to a hybrid or full-time team meaning training will be daytime and evenings. The 4G pitch will also allow other parts of Salisbury FC, Ladies, Youth, and Walking Football to use the pitch for training and matches. Just as importantly it will also be opened up for community use.
3. We have previously commented that a net would be required along the eastern perimeter of the ground to catch flying footballs. This net should be at least 10M high. Access to retrieve the footballs must also be possible so a "ransom" strip is required with ownership in the hands of

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Laverstock and Ford Parish Council (L&F PC) to ensure there is no land grab by residents. Funds should be made available to L&F PC for any ongoing maintenance of the net(s). I can see no mention of a high net or some other way of trapping footballs that go over our existing fencing. On average 3/4 balls are collected by our stewards that have been kicked over the existing fencing during each match. The current plan shows a continuous 3M high fence along the whole length of the proposed development. This will preclude recovery of stray footballs.

4. Before any decision is made on this planning application I would welcome the opportunity to discuss the above with the planning approval authority at Wiltshire Council, Laverstock and Ford Parish Council, and Salisbury City Council. I will also be contacting Sport England for their views.
5. Some detailed comments are at Annex A.
6. The planning application has concentrated on first team matches and evening games. However, we are hosting more and more events at the Stadium particularly 6 a side tournaments during the month of May. Whilst they are daytime and weekend events these can be extremely noisy.
7. As my predecessor has said previously I am extremely concerned that once the dwellings are built and occupied that any noise and lighting complaints will come to Salisbury FC.

Yours Sincerely,

Ali Alhamad
Chairman Salisbury FC

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Annex A

GENERAL COMMENTS

Lighting Impact Assessment Report. The assumption at Para 4.7, Conclusions, Bullet 2 is incorrect. The floodlights can be in use during the winter months for Saturday fixtures from approximately 1500 until 17.30. Last season there were 15 matches including FA Cup, FA Trophy, U18 or Wiltshire Premier Shield matches when the floodlights were in use. Since the Clubs promotion to the National League South, they are also in use for some evening training sessions during the winter months. Potentially eighteen, two-hour sessions. This will have a huge impact on any residents and has not been considered. In my opinion the conclusion is therefore incorrect.

We also note the latest comments from the Senior Environmental Health Officer which are based on inaccurate figures supplied by Persimmon. We are happy to discuss this with her to ensure there is a more accurate Environmental Control and Protection response. There is also mention of a 3M acoustic barrier which in reality is a 3M fence?

Tuesday evening games. Persimmon's assumption is no stoppages and extra time, and any casual football observer will be aware that 100-minute games are not uncommon and this before extra time and the dreaded penalty shootout.

To suggest there should be a curfew placed on Salisbury FC illustrates that Persimmon believe they can take a far more aggressive approach to planning given the Government's desire to relax planning restrictions. Even to the extent of placing undue restrictions on Salisbury FC!

Persimmon are quoting out of date average attendances. Last season our average attendance was 1041. In general, bigger crowds equals more noise and slower dispersal at the end of the games.

TECHNICAL COMMENTS

Environmental Lighting Impact Assessment Report Dated 25/02/2026

The Environmental Lighting Impact Assessment Report is entitled Rev 6. The front page shows Rev 6 dated 14/01/2026. There is no indication in the body of the document as to its

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revision status although the Annex is annotated R7. Extremely confusing and in need of correction.

Plots 15 and 26 are believed to be of the Silverdale (Sv) design. These two plots are subject to 42.7 Lux and 37.3 Lux respectively. The floorplan for this design is not included in the current application. As such the number of windows impacted cannot be assessed.

The assertion at Ref A Para 3.1.3 that the area would be classified as E2 Rural, low district brightness is misleading and not applicable during a floodlit football match.

Simple geometry will confirm that a 3M wooden fence will not protect against light spill in the plots with windows facing the football pitch 44M from the pitch edge as suggested in Ref A, Para 4.7 Bullet 1. Furthermore, the pitch edge does not represent the end of the illuminated area which will be at least 10M closer to the development. I calculate a fence more than 14M high would be required to block direct light.

The calculated Football Pitch Surface Horizontal Illuminance values in Annex A to Ref A have reduced in Rev 7 from the values in Rev 4, which in turn were reduced from Rev 3. This is not understood since the floodlights have not changed and should be checked.

All the plots in Annex A to Ref A are illegible when printed and remain so when the pdf files are viewed at maximum.

The luminaire list at Ref A, Annex A, Page 7 is incorrect. The impact on the Persimmon modelling is unknown and should be checked.

The conclusion at Ref A Page 18, Bullet 2 is outdated. The 5 matches quoted should be 21 matches plus any home cup matches.

In summary I believe WCC Planning should get an independent review of this document.

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