

19th May 2026

Statement of use: Certificate of Lawfulness Application – Proposed Children's Home

Site Address: Church Farm, Brokerswood, Westbury, Wiltshire BA13 4EG

Proposed Use: Children's Home for Three Young People with Staff Support

Planning Use Class: C3(b) – Residential Use by up to Six People Living Together and Receiving Care

Background and Nature of Use

The application relates to the proposed use of the property as a children's home providing accommodation and care for up to three young people in a family-style residential environment.

The home will provide a stable and supportive setting for young people who require care, supervision, and day-to-day support. The young people will live together as a single household, supported by staff operating on a shift basis.

The proposed operation of the home is domestic in nature and consistent with the requirements of Use Class C3(b). The property will not function as an institution, hostel, or commercial premises, but rather as a residential home environment where young people receive care while participating in ordinary daily routines and activities.

This type of supported living arrangement is consistent with the definition of Class C3(b) under the Town and Country Planning (Use Classes) Order 1987 (as amended), which allows for use by up to six people living together and receiving care.

Operational Details

- **Residents:** 3 young people
- **Care Staff:** Care staff working on a rota basis
- **Living Arrangement:** Single household with communal living, meals, and day-to-day family-style routine
- **Support Provided:** Emotional, therapeutic and practical support, supervision, and safeguarding as required



Planning Considerations

- The use will retain the residential character of the property and surrounding area.
- No significant external or structural alterations are proposed.
- Traffic movements and parking requirements are expected to remain low and comparable to a typical family dwelling.
- The proposed use is not anticipated to cause adverse impact on neighbouring properties or local amenity.

Conclusion

The proposed children's home represents an appropriate residential use within Class C3(b). The scale and nature of the proposal are compatible with the surrounding residential area and will provide a safe and supportive environment for young people in care.

Yours Sincerely,

Claire Bates

For and on behalf of New Day Children's Services LTD.

