

Highway Development Management Consultation Response

Planning Application Ref: PL/2026/02900

Site Address: Land adjacent to 18 Preston Lane, Lyneham, Chippenham, SN15 4AR.

Proposal: Erection of 2no. dwellings with associated works (Application for technical details consent following approved Permission in Principle ref: PL/2025/00470).

Date of Consultation Response: 03/06/2026

I refer to the above consultation for planning advice dated 05/05/2026 with regard to Technical Details Consent at Land adjacent 18 Preston Lane, Lyneham, Chippenham for the erection of 2no. dwellings with associated work.

Preston Lane is a C classified section of public highway subject to a speed limit of 30mph. The land adjacent to No.18 has existing access to parking for the property, this has been removed and a boundary fence now demarks an area of parking for No 18.

The plans show 2 3-bedroom dwellings, with vehicle parking to the front proposed as 2 spaces per dwelling, the plans also detail EV charging and cycle parking provision. This is all in accordance with the required standards and therefore acceptable for provisions.

The proposed parking has no space for turning and I have concerns with the proximity to the existing build-out and raised table, for accessing the closest parking spaces, it is therefore required to demonstrate that the spaces are accessible through the provision of swept path analysis.

If the swept path and plans can detail the raised table location with a view to demonstrating access to the vehicle parking and show that access is achieved safely then I will be in a position to make any recommendations.

If you have any queries regarding the above advice, please contact:

HighwaysDevelopment@wiltshire.gov.uk