

Gen Collins LLB (Hons) MA  
MRTPi  
Principal Planning Officer  
Development Management  
Wiltshire Council  
County Hall  
Bythesea Road  
Trowbridge  
BA14 8JN

14 July 2026

Our Reference: 227612

Dear Ms Collins,

**Land North of Swindon Road, Royal Wootton Bassett**  
**Formal revisions – Application Ref: PL/2025/09484**

Further to our meeting on 7 July 2026, we are pleased to submit, on behalf of Gleeson Land, the following revised and supplementary information in support of the above outline planning application:

**1. Updated Transport Technical Addendum**, prepared by Pegasus Group

The updated assessment now includes the proposed development on land to the south of the A3102 and east of Royal Wootton Bassett, known as the Woodshaw Development, within the modelling of the future Local Plan allocations in the 2030 future-year plus committed-development scenario.

Overall, the Addendum concludes that a safe and suitable access to the site can be provided in accordance with national guidance, and that the vehicular trip generation associated with the development proposals would not have a material impact on the future operation of the local highway network.

**2. Updated Proposed Access Arrangement**, drawing no. P22-2466-FIGURE 4.1, Revision C

**3. Agricultural Land Classification Report**, prepared by Reading Agricultural Consultants

The report confirms that all agricultural land within the application site is classified as Subgrade 3b, comprising moderate-quality agricultural land, as illustrated on the plan at page 17 of the report. As best and most versatile agricultural land comprises Grades 1, 2 and 3a, the assessment confirms that the application site does not contain any best and most versatile agricultural land.

For clarity, the updated Transport Technical Addendum and Proposed Access Arrangement drawing submitted with this letter supersede the previous versions submitted on 1 July 2026.

The following drawings, which also formed part of the 1 July 2026 submission, remain unchanged and are included again for completeness:

- Parameter plan, drawing no. STN-GEN-SW-DR-MP-13, Rev D
- Illustrative masterplan, drawing no. STN-GEN-SW-DR-MP-06, Rev H
- Ecology parameter plan, drawing no. 1

Schedule 1 to this letter provides a complete list of the replacement, new and unchanged application drawings and supporting plans forming part of this submission.

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This letter is accompanied by a download link to the submission material.

We trust this information addresses the matters discussed during the meeting. Should you wish to discuss the submission or require any further clarification, please do not hesitate to contact us.

Yours sincerely,



**Harvey Wingfield BA (Hons) MSc MRTPI**  
Associate Director – Planning

Cc. Zoe Chacksfield, Gleeson Land

### Schedule 1 – Formal application drawing set for determination

This identifies the replacement drawings, new drawings, and any unchanged drawings.

| Previous drawing            | Previous drawing number           | New Drawing                 | New drawing number     |
|-----------------------------|-----------------------------------|-----------------------------|------------------------|
| Site boundary plan          | STN-GEN-SW-DR-MP-01, <b>Rev E</b> |                             |                        |
| Parameter plan              | STN-GEN-SW-DR-MP-13, <b>Rev D</b> |                             |                        |
| Proposed access arrangement | P22-2466, Rev A                   | Proposed access arrangement | P22-2466, <b>Rev C</b> |
| Illustrative masterplan*    | STN-GEN-SW-DR-MP-06, <b>Rev H</b> |                             |                        |
| Ecology parameter plan      | <b>1</b>                          |                             |                        |

\*This is not submitted as an application drawing and should be treated as illustrative rather than as an approved drawing.