

Appeal 6013311

Questionnaire

Appeal type	Householder
Appeal procedure	Written
Appeal site	66 Frome Road, Trowbridge, BA14 0DG
Agent contact details	H Gill [REDACTED] [REDACTED]
Local planning authority	Wiltshire
Application number	PL/2026/02710

Constraints, designations and other issues

Is a householder appeal the correct type of appeal?	Yes
Affects a listed building	Yes
Listed building details	1283666
Conservation area	Yes
Uploaded conservation area map and guidance	Trowbridge Conservation Area Map.pdf (/published-document/03e081b1-6a8f-4f13-b6dc-08c3f652b87d)
Green belt	No
Total site area	160 m ²

Notifying relevant parties

List of neighbours' addresses that you notified about the application	List of Consultees & Neighbours.pdf (/published-document/b619210e-ee8a-4ac0-a0c1-34458833d685)
Type of Notification	A site notice Letter/email to interested parties

Site notice	Site Notice - sent to applicant.pdf (/published-document/00a5a036-0ad7-4315-b20b-ad93165759b4)
Letter sent to neighbours	Neighbour Consultation.pdf (/published-document/e1062671-5cb9-49ae-b0fd-469db79de46d)
Appeal notification letter and the list of people that you notified	Appeal - Notification of Householder Planning Appeal - New Link.pdf (/published-document/3e7146fc-66f1-4e75-81c2-4a39be5753f2)

Consultation responses and representations

Representations from other parties	Yes
Uploaded representations from other parties	Representations.pdf (/published-document/4201907f-0aa4-4ef6-9148-b3b65c91ee9b)

Planning officer's report and supplementary documents

Planning officer's report	Officer's Report.docx (/published-document/6674b441-b1cd-4829-9309-f3c79dbe4330)
Plans, drawings and list of plans	List of plans & Documents.pdf (/published-document/d93d26c9-7904-4513-9732-289734b95e37) Pre-Existing Elevation and Photo.pdf (/published-document/60622308-4686-4327-8d22-28d2b54589f6) Existing and Proposed Elevation.pdf (/published-document/2ebd1621-023b-4529-9620-74e2f385f150) Transport Statement.pdf (/published-document/fee8ce12-4b49-4f14-9f8b-965e1b60ea27) Existing Block Plan and Proposed Block Plan.pdf (/published-document/2b1e1376-d5b8-47c3-bac7-bbc990f68224) Existing Elevations and

[Photo.pdf \(/published-document/056dce42-8336-496a-abad-de8f427f74f9\)](#)
[Site Location Plan.pdf \(/published-document/7d0fcf0a-6e82-4b3f-a0e0-e2497c2762e4\)](#)
[Heritage and Planning Statement.pdf \(/published-document/a9c2e7ed-e1e0-4a16-ab46-f8f030a51bae\)](#)

Policies from statutory development plan

[Wiltshire Core Strategy - 00 Front Page.pdf \(/published-document/4fa8e719-28b9-40b0-a22a-0c081ff06684\)](#)
[Wiltshire Core Strategy - Core Policy 67 Flood Risk.pdf \(/published-document/8e17c04d-edc0-48db-8440-2522ee6760e7\)](#)
[Wiltshire Core Strategy - Core Policy 61 Transport and Development.pdf \(/published-document/37a30827-fe2a-4729-a937-28febf33546f\)](#)
[Wiltshire Core Strategy - Core Policy 64 Demand Management.pdf \(/published-document/a00c6234-5084-4304-9614-89dc26eb459b\)](#)
[Wiltshire Core Strategy - Core Policy 58 Ensuring Conservation of the Historic Env.pdf \(/published-document/96459c50-f375-4252-a287-96eb70f51059\)](#)
[Wiltshire Core Strategy - Core Policy 57 Ensuring high quality design and place shaping.pdf \(/published-document/b45fabea-2c27-453d-a817-9778ce07697e\)](#)

Emerging plan

No

Supplementary planning documents

Yes

Uploaded supplementary planning documents	Wiltshire Design Guide 25th March 2024.pdf (/published-document/9fa1580b-f0d8-4c70-88c7-190d8c23550d) NPPF December 2024.pdf (/published-document/ffd8d394-d28c-4510-91dd-5ceb0a568af4) National Design Guide (NDG).pdf (/published-document/d30f5494-0034-4172-a5e9-bd691dc9bb3c)
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Site access

Will the inspector need access to the appellant’s land or property?	Yes
Reason for Inspector access	To gain a full view
Will the inspector need to enter a neighbour’s land or property?	No
Potential safety risks	No

Appeal process

Appeals near the site	No
Are there any proposed conditions?	Yes 1 - The development hereby permitted shall be carried out in accordance with the following approved plans and documents: Site Location Plan – received 27/04/2026 Existing Block Plan and Proposed Block Plan – received 27/04/2026 Pre-existing Elevation and Photo – received 27/04/2026 Existing and Proposed Elevation – received 27/04/2026 Existing Elevations and Photo – received 27/04/2026 REASON: For the avoidance of doubt and in the interests of proper planning.

2 - The development hereby permitted shall not be occupied or first brought into use until the area between the nearside carriageway edge and a line drawn 2.4m parallel thereto over the entire site frontage has been cleared of any obstruction to visibility at and above a height of 600mm above the nearside carriageway level, and maintained as such thereafter.
REASON: In the interests of highway safety.

3 - The development hereby permitted shall not be first brought into use until the first 5m of the access, measured from the edge of the carriageway and/or whole of the parking area, has been consolidated and surfaced (not loose stone or gravel). The access shall be maintained as such thereafter.
REASON: In the interests of highway safety

4 -The development shall not be gated.
REASON: In the interests of highway safety

The application involves an extension to the existing/creation of a new vehicle access/dropped kerb. The consent hereby granted shall not be construed as authority to carry out works on the highway. The applicant is advised that a licence will be required from Wiltshire's Highway Authority before any works are carried out on any footway, footpath, carriageway, verge or other land forming part of the highway. Please contact our Vehicle Crossing Team on vehicleaccess@wiltshire.gov.uk and/or 01225 713352 or visit their website at <http://wiltshire.gov.uk/highway>

s-streets to make an application.

Original evidence

Design and access statement	Heritage and Planning Statement.pdf (/published-document/cf24a10c-a26a-49a2-881a-e3f441f3c1e2)
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What documents and plans did you use to make your decision?	List of plans & Documents: Heritage and Planning Statement Pre-Existing Elevation and Photo Transport Statement Site Location Plan Existing Block Plan and Proposed Block Plan Existing and Proposed Elevation Existing Elevations and Photo Application Form
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