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FAO: Mr Ruaridh O'Donoghue

Our ref: GAO/SAV/HDA/ACL/U0011639

Your ref: PL/2025/03471 / PP-15106162

21 August 2026

North Park, Savernake, Marlborough, Wiltshire, SN8 3BE
Town and Country Planning Act 1990 (as amended)
Approval of Details Application to Partially Discharge Condition 3 of Full Planning Permission
reference: PL/2025/03471

On behalf of our Client, Esturmy Construction Limited ("the Applicant"), we write to enclose an application for the approval of details required by condition to partially discharge Condition 3 of Full Planning Permission ref. PL/2025/03471, in relation to the submission and approval of a Construction and Environmental Management Plan ("CEMP") at North Park ("the Site").

For the avoidance of doubt, the CEMP which has been prepared and is submitted in support of this application, relates to the installation of the ground-mounted solar photovoltaic (PV) array, its mounting frames, AC equipment and associated cabling only. This CEMP does not relate to the drainage lagoon and soakaway, water mains connection, above ground pathways or landscape improvements, which will be included in a separate CEMP in due course where applicable.

The Site

The Site relates to North Park which is located outside of the red line boundary for Tottenham House and Estate.

North Park is located at the northernmost extent of the Grade II* Registered Park and Garden, created during the early and later 18th century. North Park is characterised by open pastureland, rather than historic parkland and is currently used for grazing dairy cattle and silage.

The historic character of the North Park has become degraded over recent years, due to intensive agricultural use, increased sub-division, and loss of parkland trees and clumps. There are two larger tree clumps to the southeast of the Site, but otherwise the area includes only four mature trees. By comparison to East Park, the area is significantly lacking in historic parkland character.

The Site boundaries are of predominantly deciduous broadleaved woodland, with some mixed conifer plantations to the north as part of Savernake Forest. The boundary with the adjacent East Park is defined by a stock fence.

A public bridleway (GBED22) runs adjacent to the northwestern boundary of North Park. This is the only public view of the proposed Site, which only occurs in the winter and is from a field gate opening set away from the bridleway. The remaining access and viewpoints of the existing Site are all private.

Planning History

There is no relevant planning history in respect of the application Site itself, i.e. North Park, asides from the Full Planning Permission application (ref. PL/2025/03471) to which this discharge of condition application relates.

On 30 October 2025, Full Planning Permission (ref. PL/2025/03471) was granted for: **“Erection of a ground mounted photovoltaic array, creation of a drainage lagoon and soakaway; installation of a water mains connection; installation of subterranean connecting services and above ground pathways; landscape improvements including enhanced greening and tree planting; and other associated works.”**

Conditions for Discharge

The Applicant is seeking to discharge Condition 3 attached to the aforementioned Full Planning Permission (ref. PL/2025/03471).

Condition 3 of the Full Planning Permission (ref. PL/2025/03471), in full, states the following:

“The development hereby approved shall not commence until a Construction and Environmental Management Plan (CEMP) has been submitted to and approved in writing by the local planning authority.

The CEMP shall include details of the following relevant measures:

- i. **An introduction consisting of construction phase environmental management plan, definitions and abbreviations and project description and location;**
- ii. **A description of management responsibilities;**
- iii. **A description of the construction programme;**
- iv. **Site working hours and a named person for residents to contact;**
- v. **Detailed Site logistics arrangements;**
- vi. **Details regarding parking, deliveries, and storage;**
- vii. **Details regarding dust and noise mitigation;**
- viii. **Details of the hours of works and other measures to mitigate the impact of construction on the amenity of the area and safety of the highway network; and**
- ix. **Communication procedures with the LPA and local community regarding key construction issues – newsletters, fliers etc.**

There shall be no burning undertaken on site at any time. There shall be no use of artificial lighting during construction and operation.

Construction hours shall be limited to 0800 to 1800 hrs Monday to Friday, 0800 to 1300 hrs Saturday and no working on Sundays or Bank Holidays.”

Proposals

This Approval of Details application outlines the information submitted to satisfy the requirements to partially discharge Condition 3 of Full Planning Permission ref. PL/2025/03471, which requires the submission and approval of a CEMP prior to the commencement of development.

As outlined above, the CEMP which has been prepared and is submitted in support of this application, relates to the installation of the ground-mounted solar photovoltaic (PV) array, its mounting frames, AC equipment and

associated cabling only. This CEMP does not relate to the drainage lagoon and soakaway, water mains connection, above ground pathways or landscape improvements, which will be included in a separate CEMP in due course where applicable.

Application Documentation

In accordance with the validation requirements of Wiltshire Council, the following documents, alongside this Covering Letter, have been provided:

- Completed Approval of Details Application Form (ref. PP-15106162), prepared by Newmark;
- Construction and Environmental Management Plan Revision 5.0 dated 4th August 2026, prepared by WPOPC;
- Appendix A – Location Plan, prepared by WPOPC; and
- Appendix B – Site Plan, prepared by WPOPC.

Summary

This Approval of Details application has been submitted via the Planning Portal as detailed above.

We can confirm that the requisite application fee of £400.00 (inclusive of the Planning Portal Service Charge and VAT) will be paid by separate cover by the Applicant, in relation to the application to partially discharge Condition 3 of the Full Planning Permission application (ref. PL/2025/03471).

We look forward to confirmation of the registration and subsequent validation of this approval of details application shortly.

Should you have any queries, please do not hesitate to contact Anna Clements (0203 486 3359) or Sam Aviss (0203 486 3524) of this office.

Yours faithfully,



Newmark