

Highway Development Control Consultation Response

Planning Application Ref: PL/2026/05313, 0PL/2026/05311, PL/2026/05310, PL/2026/05309

Site Address: Land northeast of Heath Cottage, Moor Lane, Garsdon

Proposal: Full planning application for proposed equestrian barn for private use, Construction of new field access, Change of use of land to allow agricultural barn, Construction of driveway and hardstanding

Date of Consultation Response: 09/10/2026

2026/05313 proposed equestrian barn – no highway objection as use is to remain private, subject to the following condition

The development hereby permitted shall only be used for the private stabling of horses and the storage of associated equipment and feed and shall at no time be used for any commercial purpose whatsoever, including for livery, or in connection with equestrian tuition or leisure rides.

REASON: In the interests of highway safety and/or to protect the living conditions of nearby residents.

2026/05311 -New field access – There is no highway objection subject to the following.

The development hereby permitted shall be required to provide a consolidated access such that the first twelve metres of the access, measured from the edge of the carriageway to the gated access, 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.

Informative

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/highways-streets> to make an application.

2026/05310 Change of use to equestrian – No objection subject to the equestrian activity remaining for private use only.

2026/05309 – Driveway et al – No objection subject to the following.

Informative

No construction / demolition vehicle access may be taken along LECL21 without prior consultation with the Wiltshire Council Rights of Way Warden. Where appropriate any safety/mitigation/reinstatement measures must be approved by the Wiltshire Council Rights of Way Warden.

Reason: To ensure the public right of way remains available and convenient for public use.

No materials, plant, temporary structures or excavations of any kind should be deposited / undertaken which obstruct or adversely affect the public right of way whilst development takes place.

Reason: To ensure the public right of way remains available and convenient for public use.

Ian Fry

If you have any queries regarding the above advice, please contact Ian Fry on 01225 771649, Ian.Fry@wiltshire.gov.uk