



Bishopstone

A 'conservation area' is an area that has been designated by the local planning authority as an Area of Special Architectural or Historic Interest, whose character or appearance it is desirable to preserve or enhance. Conservation areas were introduced in 1967, in response to the harm being caused to the character and appearance of towns and villages.

## Why are conservation areas designated?

Conservation areas are designated to protect our built heritage from being inconsiderately harmed. Individual 'listed buildings' have their own protection, but sometimes it is the character of areas that is important.



Wanborough

## What effect does being in a conservation area have ?

Conservation area designation strengthens normal planning controls by bringing demolition of buildings under local planning control and by providing for the protection of trees. When planning applications are being decided, special attention must be paid to the desirability of preserving or enhancing the area's character or appearance.

In conservation areas, planning applications are needed for certain types of development that elsewhere would not be required. These include various types of claddings, dormer windows, and the installation of satellite dishes in certain positions. Conservation policy is not intended as a negative form of control, but as a positive method of protecting a distinctive local character. For many property owners, any extra restrictions are outweighed by the advantages of living in such a special area.

## Who selects these areas?

Local councils have a duty, under planning law, to decide which parts of their area have special architectural or historical interest, and to designate such areas as conservation areas. These designations are periodically reviewed.



Highworth

**There are now around 8,600 conservation areas in England. 260 of these are in Wiltshire and 28 in the Borough of Swindon.**

## Demolition in a conservation area

With a few exceptions, you must obtain 'conservation area consent' before demolishing a building in a conservation area - even if it is not a 'listed' building. This is a separate consent from planning permission. In most cases, it is a criminal offence to demolish a building in a conservation area without consent having been granted beforehand. Some walls and railings are also protected. It is recommended that advice be sought in advance.



Castle Eaton



Inglesham



Chiseldon

## The 28 Conservation Areas in the Borough of Swindon



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## How do I know whether my property is in a conservation area ?

The 28 conservation areas in Swindon are shown on the map left. Larger maps of individual conservation areas can be viewed at the Council's Premier House offices, or telephone [01793] 466327. The fact that a property is in a conservation area will also be revealed in the legal search made when buying a property.

## Conservation Area Appraisals

'Appraisals' have been prepared to describe the particular special interest of each of Swindon Borough's conservation areas and these have been subject to consultation in each area. The planning authority has adopted these appraisals as a proper assessment of the special interest, character and appearance of the Borough's conservation areas and has approved them as guidance for decision-makers in planning matters. Copies of appraisals are available for consultation in Swindon Library or they can be purchased. Please telephone [01793] 466327 for further details.

# Trees in conservation areas

Trees are often important to the character of areas. Councils have powers to protect selected trees by making them subject to a tree preservation order (TPO). The council's agreement must be obtained before works are carried out to such trees. Trees in conservation areas are also protected and in most cases, anyone wishing to do work on a tree in a conservation area (even if not already protected by a TPO) must give the Council six weeks' notice, unless it can be shown that immediate danger threatens.



Rodbourne Cheney



Hampton

For a 'conservation area consent' application form or for further details please contact the conservation team on 01793 466325.

Environmental Services, Design, Conservation & Development,  
Premier House, Station Road, Swindon SN1 1TZ  
Tel: 01793 463000 Fax: 01793 466459 Minicom: 01793 436659  
[www.swindon.gov.uk](http://www.swindon.gov.uk)

This leaflet seeks to give helpful information but is not a definitive statement of the law.

If you require this leaflet in any other format or language please contact Customer Services on 01793 463725.

What is a . . .

# Conservation Area ?

