
Town Hall, High Street, Corsham, Wiltshire SN13 0EZ

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11 July 2024

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held in the **METHUEN ROOM** at **CORSHAM COMMUNITY CAMPUS** on Wednesday 17 July 2024 at **7.00pm**.

Yours sincerely



David J Martin
CHIEF EXECUTIVE

Press and Public – To observe the meeting online or take part in Agenda Item 2 - Public Question Time and Petitions, please click [here](#) or email dmartin@corsham.gov.uk for instructions.

AGENDA

1. Apologies
2. Public Question Time and Petitions
3. Declarations of Interests

To receive any Declaration(s) of Interest under Corsham Town Council's Code of Conduct issued in accordance with the Localism Act 2011

4. Applications

CORSHAM GASTARD WARD

1. [PL/2024/06161](#) Land South of Thingley Bridge Cottage, Thingley - Variation of condition 2 of PL/2021/07294 relating to the approved plans and to include an oil tank and outbuilding.

CORSHAM LADBROOK WARD

2. [PL/2024/04969](#) 77 High Street - Listed Building Consent - Renovation of a second floor (north facing) window. The window is described in the listing as a 'three-light recessed cyma-moulded window with hood mould'. CURRENT CONDITION Two of the timber casements are decayed >50%. Parts of the hood mould are missing to the left-hand end of the window. There is a considerable amount of water penetration inside the building every time it rains causing puddling on the window board and mould growth. PROPOSED WORK
1. Replacement of three timber window casements - each W:390 x H:860 We propose replacement with new timber casements identical to the existing but with the addition of double-glazed glass and draught seals.
2. Repair to the stone hood mould. Reinststate missing/eroded parts of hood mould and repointing as necessary.
3. [PL/2024/05787](#) Corsham Court, High Street - Notification of proposed works to trees in a Conservation Area - All tree works as per tree report.
4. [PL/2024/05468](#) 12 Arnolds Mead - Loft conversions to a bungalow with a pitched dormer and two Velux windows.
5. [PL/2024/05965](#) 4 Priory Street - Notification of proposed works to a tree in a Conservation Area - T1 Sycamore – Fell.
6. [PL/2024/05966](#) Corsham Court, High Street - Notification of proposed works to trees in a Conservation Area - T1 - Maiden Hair Tree - Tidy broken branch and reduce weight of major lateral T2 - Cedar of Lebanon - Lift crown to approx.1m.
7. [PL/2024/06072](#) Heywood Preparatory School, Priory Street - Notification of proposed works to trees in a Conservation Area - T17- Oak: Reduce height and spread by 4 metres following loss of codominant stem in main canopy; T18 - Ash: Fell to ground level; T19 - Ash: Fell to ground level; T32 - Sycamore: Reduce height by 3m and southern stem by 4m; T33 - Beech: Formative prune; T35 - Ash: Fell to ground level; T39- Beech: Remove deadwood over 25mm and any hanging branches.
8. [PL/2024/05990](#) 19 Broadmead - Erection of single-storey side extension and single-storey rear extension.

CORSHAM NESTON WARD

9. [PL/2024/05527](#) Land South of Westwells Road - Redevelopment of site to deliver extension to existing Spring Park data centre campus consisting of (a) free standing data centre building (b) energy, power and water infrastructure (c) site access and internal roads (d) site security arrangements (e) diverted Public Rights of Ways (f) hard and soft, green and blue landscaping and (g) other ancillary and auxiliary forms of development.

CORSHAM PICKWICK WARD

10. [PL/2024/05384](#) Land North of Bath Road - Outline planning application for residential development (including 30% affordable housing) of up to 150 Dwellings, up to 1550 sqm mixed-use hub (Use Class E), construction of four-arm roundabout junction, secondary pedestrian access, parking, public open space with play space, pedestrian and cycle routes, landscaping, sustainable drainage system (SuDS) and associated infrastructure with all matters reserved except for access.
11. [PL/2024/05416](#) Land at Copenacre Way - Consent under Tree Preservation Orders - T002 - Ash - Monolith to 4 metres from the ground, as described in page 17 of tree report.
12. [PL/2024/05707](#) 17 Brakspear Drive - Garden works, retaining walls (retrospective) - new timber fence to south boundary.
13. [PL/2024/05956](#) 1 Field House - Erection of fence on inside of rear boundary wall.

5. Amended/Additional Plans

There are none for this meeting.

6. Decisions

(1) Approvals

CORSHAM NESTON WARD

1. PL/2024/00878 3 Moor Barton - Remove conservatory and replace with single-storey brick build extension with sloping roof.

CORSHAM PICKWICK WARD

2. PL/2024/01262 Land East of Garden Cottage, Hartham - Change of Use from Commercial, Business and Service (Use Class E) to tourist accommodation for short-term lets.

3. PL/2024/03869 19 Academy Drive - Ash Tree (T1) located at front of property, crown raise to 3 metres. Ash Tree (T2) located at front of property, crown raise to 3 metres. Cherry Tree (T3) located at back of property, reduce crown by 1-2 metres.
4. PL/2024/04114 7 Woodlands - Front and side extensions.

CORSHAM LADBROOK WARD

5. PL/2024/03387 53 Pickwick Road - Change Upvc white front door to composite door, repaint additional door, window and fascia to front of property in Pebble Grey to match windows installed from planning application ref: PL/2023/01017. Addition of driveway gates in Anthracite Grey. Re-paint garage doors in Anthracite Grey.
6. PL/2024/03282 21 Ludmead Road - A ground floor single-storey extension at the rear of the property.
7. PL/2024/04729 Amberley, Pound Pill - Notification of proposed works to a tree in a Conservation Area - Holly – Fell.
8. PL/2024/03789 77 Pickwick Road - Proposed garden-room to rear garden.
9. PL/2024/06019 Corsham Court, High Street - Beech tree - remove some side branches.

(2) Refusals

There are none for this meeting.

(3) Withdrawn

CORSHAM GASTARD WARD

1. PL/2024/03034 The Sty, Coppershell - Change of use to B8 and erection of 29 no. storage containers, hay storage barn and creation of new vehicular access (retaining existing access).
2. PL/2024/02717 The Sawmills, c/o Thingley Bridge Cottage, Thingley - Proposed Outbuilding and Oil tank.

7. Planning Appeal Decision - PL/2023/05206 - Ridgefield Farm, Green Road, The Ridge.

Appeal Ref: APP/Y3940/W/23/3334589
Ridgefield Farm, Green Road, The Ridge, Wiltshire SN13 9PW

- The appeal is made under section 78 of the Town and Country Planning Act 1990 (as amended) against a refusal to grant planning permission.
- The appeal is made by Mr Ross Tunbridge on behalf of Sovereign dpc against the decision of Wiltshire Council.
- The application Ref is PL/2023/05206.
- The development is the commercial use of former agricultural buildings.

Decision - The appeal is allowed and planning permission is granted for the commercial use of former agricultural buildings at Ridgefield Farm, Green Road, The Ridge, Wiltshire SN13 9PW in accordance with the terms of the application, Ref PL/2023/05206, and the plans submitted with it, subject to conditions.

A copy of the decision is *attached*.

8. **Formal Notice of Consultation on the Regulation 14(B) Stage of the Reviewed Melksham Neighbourhood Plan**

Melksham Town Council and Melksham Without Parish Council has reviewed its current Neighbourhood Plan (adopted July 2021) for the Melksham Neighbourhood Plan Area. The reviewed draft Plan updates some existing policies and provides some new policies which, once adopted, must be used in the determination of planning applications within the parishes of Melksham Town and Melksham Without.

In accordance with the Neighbourhood Planning (General) Regulations 2012, Melksham Town Council and Melksham Without Parish Council are required to publicise the draft Neighbourhood Plan and invite comments.

Consultation on the draft B version of the JMNP2 will run for nine weeks between Thursday 20 June and ends at midnight on Thursday 22 August 2024.

Any comments should be sent to: contact@melkshamneighbourhoodplan.org

- *For information/comment.*

9. **The Gypsies and Travellers Development Plan**

At its meeting on Monday 15 July, Wiltshire Council's Cabinet will consider the next steps for the Gypsies and Travellers Development Plan. All Wiltshire Council members will then have the opportunity to consider the draft Plan at Full Council on Wednesday 24 July.

Wiltshire Council, like all Local Planning Authorities, must plan for all members of the community, including Gypsies and Travellers.

National policy requires councils to make provision to meet the accommodation needs of travellers, which includes Gypsies, Travellers and travelling showpeople, including the allocation of sites in development plans to meet this need.

The Plan addresses the accommodation needs of Wiltshire's travelling communities to 2038 and updates Core Policy 47 'Meeting the needs of Gypsies and Travellers' of the Wiltshire Core Strategy.

The Plan is based on the robust evidence collated in our Gypsy and Traveller Accommodation Assessment.

The draft Gypsies and Travellers Plan will make provision for three emergency stopping sites, each for up to six vehicles and caravans, to give travelling people places to stop when travelling through the county. This should help to reduce unauthorised encampments. A first site is allocated in the north of the county.

The Plan looks to utilise existing Gypsy and Traveller sites wherever possible and allocates 44 additional pitches on a number of existing sites to meet on-site needs. Seven new sites have been allocated, for 34 pitches in total.

For travelling showpeople, we have been able to accommodate all needs on three existing sites.

Wiltshire Council has been looking at its own land and has approached landowners in the county with sites that are registered for development to help identify potential Gypsy and Traveller sites. Sites have been identified in line with national planning policy. Once the Plan is adopted, any identified sites would be subject to full consultation through the usual planning process.

To see the full list of proposed sites, [please see the Cabinet papers](#).

Wiltshire Council will be holding a pre-submission consultation under Regulation 19 which will enable communities to have their say on the draft Plan. The consultation will start during week commencing 19 August and end in early October.

To enable people to view the Plan and find out more, Wiltshire Council will be holding a series of engagement sessions during the consultation, with events being held during early September in Salisbury, Devizes, Chippenham, Royal Wootton Bassett and Trowbridge, plus an online webinar-style event.

Wiltshire Council is also working with a specialist engagement provider to ensure that we engage effectively with Gypsy and Traveller communities throughout the county.

Following the public consultation and consideration of all comments received, the Plan will go to Cabinet and Full Council again in December. It will then be submitted for examination by an independent Planning Inspector appointed by the Government, who will consider all comments received on the Plan.

Once adopted, the Plan will sit alongside the Wiltshire Local Plan review. Together they will form the Local Plan for Wiltshire and complete the update of the Wiltshire Core Strategy. If found sound by the Inspector, it is anticipated to adopt the Plan in 2025.

To help people understand more about Gypsies and Travellers and why we need more sites in Wiltshire, a [Gypsies and Travellers Development Plan factsheet](#) has been produced.

The full draft Plan and Cabinet Report can be found - <https://cms.wiltshire.gov.uk/ieListDocuments.aspx?CId=141&MId=15419&Ver=4>

- *For information.*

10. **Corsham Neighbourhood Plan Delivery and Monitoring Group Membership and Terms of Reference – Annual Review**

The Terms of Reference for the Neighbourhood Plan Delivery and Monitoring Group are *attached* for review and approval. The Council is also asked to review and approve the Membership of the Group *attached*.

- *For consideration/approval.*

Councillors' decisions on planning applications are based on the information available to them at the time of the meeting.