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

Tel: 01249 702130

Email: towncouncil@corsham.gov.uk

www.corsham.gov.uk

2 March 2023

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held at Corsham Town Hall on Wednesday 8 March 2023 at 7.30pm.

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/2023/01088](#) Land at Lanes End - Construction of eight dwellings and associated works.

CORSHAM LADBROOK WARD

2. [PL/2023/01219](#) 55 Pickwick Road - Extension and remodelling of existing two-storey dwelling.
3. [PL/2023/01054](#) 5 Lypiatt Mead - Application for a Certificate of Lawful Development for existing use - Retrospective single-storey rear extension and extension to front porch.
4. [PL/2023/01017](#) 53 Pickwick Road - Replace UPVC windows (2 downstairs bay windows and 3 upstairs windows) on front of building with UPVC flush sash windows with timber effect.

CORSHAM PICKWICK WARD

5. [PL/2023/01209](#) 18 Academy Drive - Notification of proposed works to a tree in a Conservation Area - T1 - Crown reduce Bird Cherry tree by approximately 3.5m (30%). Prune nearly to boundary, to suitable growth point, to reduce overhang onto neighbour's property.
6. [PL/2023/01337](#) 1 Woodlands - Consent under Tree Preservation Orders - Fell Ash tree. Showing signs of Die Back (Chalara).
7. [PL/2023/01388](#) 1 Woodlands - Notification of proposed works to trees in a conservation area - Fell Ash tree. Showing signs of Die Back (Chalara).
8. [PL/2023/01431](#) 1 Potley Lane - Retention of two-storey building attached to no.1 Potley Lane and use as two self-contained flats with associated works (part retrospective).

5. Amended/Additional Plans

There are none for this meeting.

6. Decisions

(1) Approvals

CORSHAM GASTARD WARD

1. PL/2022/08339 Chapel Knapp Farm, Chapel Knapp - Retrospective permission for raising roof of existing barn.

CORSHAM LADBROOK WARD

2. PL/2022/09353 78 Broadmead – Single-storey rear extension and internal reconfiguration.

3. PL/2022/09545 3 Stokes Road - Variation of Condition 2 of PL/2022/07962 relating to approved plans and in reference to amendments to the proposed rear extension.
4. PL/2022/09728 The Masters House, Pound Hill - Works to a Listed Building - Amendments to consent PL/2021/07357, including replacement of padstone to W51, replace timber cornice above lintels 02 and 03, double up floor joist timber above lintel 03, and remove concrete block at the end of lintel 03.

CORSHAM NESTON WARD

5. PL/2022/08794 39 Westwells - Construction of two-storey extension to front elevation and internal reconfiguration.
6. PL/2023/00499 3 Westwells Road - Loft Conversion to provide children's playroom and office/study. Pitched roof dormer to rear elevation roof slope, with Velux rooflights to front and rear elevation roof slope.

CORSHAM PICKWICK WARD

7. PL/2023/00205 7 Academy Drive - Proposed Works to a Tree in a Conservation Area - Alder tree - Fell.
8. PL/2022/08754 Manor Barn, Pickwick - Erection of single-storey extension to north side.
9. PL/2022/09618 42 Brakspear Drive - The erection of a first-floor gable fronted extension over the existing garage.

(2) Refusals

There are none for this meeting.

(3) Withdrawn

There are none for this meeting.

7. Repeat Consultation on Draft Chippenham Neighbourhood Plan with SEA

Chippenham Neighbourhood Plan Group Steering Group are re-consulting on the Draft Chippenham Neighbourhood Plan and have added a Strategic Environmental Assessment (SEA).

They are seeking comments on the SEA, or if this document raises any additional comments or revised comments Councillors may wish to make on the draft Neighbourhood Plan. Any new or additional comments should be limited to the scope of the SEA. All previous comments submitted to the 2022 Regulation 14 Consultation are still valid and there is no need to re-submit these comments.

The repeat Regulation 14 Consultation runs until 5 April 2023. Comments should be sent to neighbourhoodplan@chippenham.gov.uk

The Plan and SEA are available via <http://www.chippenhamneighbourhoodplan.org.uk>

- *For discussion.*

8. Pre-application Consultation on a Proposed Base Station Installation Upgrade at Cornerstone 24150121, Linleys Farm, Silver Street, Gastard, Corsham, Wiltshire, SN13 9PG, NGR: E: 387922 N: 169004

From Cornerstone: Cornerstone is the UK's leading mobile infrastructure services company. We acquire, manage, and own over 20,000 sites and are committed to enabling best in class mobile connectivity for over half of all the country's mobile customers. We oversee works on behalf of telecommunications providers and wherever possible aim to:

- promote shared infrastructure
- maximise opportunities to consolidate the number of base stations
- significantly reduce the environmental impact of network development

Cornerstone are in the process of progressing suitable sites in the Corsham area to improve service provision and have identified this site as suitable for an equipment upgrade for Cornerstone.

The purpose of this letter is to consult with you and seek your views on our proposal before proceeding with the works. We understand that you are not always able to provide site specific comments, however, Cornerstone are committed to consultation with communities on our mobile telecommunications proposals and as such would encourage you to respond.

Further information is *attached*.

- *For discussion.*

9. Planning Appeal Notification

**TOWN AND COUNTRY PLANNING ACT 1990 (AS AMENDED) -
PLANNING APPEAL AGAINST REFUSAL OF A HOUSEHOLDER APPLICATION**

APPELLANTS NAME:	Mr Tim Stephenson
APPEAL SITE:	63 PICKWICK ROAD, CORSHAM, SN13 9BS
PLANNING APPLICATION REF:	PL/2022/07365
PROPOSED DEVELOPMENT:	(Retrospective) The installation of cladding to the front elevation of the property, finished in render.
INSPECTORATE REFERENCE:	APP/Y3940/D/23/3314583
APPEAL START DATE:	10 February 2023

An appeal has been made to the Planning Inspectorate in respect of the above site.

The appeal is Against a Refusal in respect of the above site, and is to be decided on the basis of the Householder procedure. The procedure to be followed is set out in Part 1 of the Town and Country Planning (Appeals) (Written Representations Procedure) (England) Regulations 2009.

As this appeal is proceeding under the Householder Appeals Service, there is no opportunity for you to submit further comments. We will however forward copies of all representations made to us in relation to the application, before it was determined, on to the Planning Inspectorate and the appellant. The Inspector appointed by the Secretary of State will consider these representations when determining the appeal.

The Planning Inspectorate aims to deal with appeals which follow the procedure described above within eight weeks of the appeal starting date. The Planning Inspectorate will publish copies of appeal decisions on the Planning Portal website at www.planningportal.gov.uk/pcs.

- *For information.*

10. Planning Appeal Decision

Appeal Ref: APP/Y3940/W/22/3302008
Northacre Energy from Waste Facility, Stephenson Road, Northacre Trading Estate,
Westbury, Wiltshire BA13 4WD

The appeal is made under section 78 of the Town and Country Planning Act 1990 against a failure to give notice within the prescribed period of a decision on an application for planning permission.

The appeal is made by Northacre Renewable Energy Limited against Wiltshire Council.

The application Ref 20/06775/WCM, is dated 7 August 2020.

The development proposed is an amended energy from waste facility to that consented under planning permission 18/09473/WCM.

Decision

1. The appeal is allowed and planning permission is granted for an amended energy from waste facility to that consented under planning permission 18/09473/WCM at Northacre Energy from Waste Facility, Stephenson Road, Northacre Trading Estate, Westbury, Wiltshire BA13 4WD in accordance with the terms of application Ref 20/06775/WCM, dated 7 August 2020, subject to the conditions set out in the attached schedule in Annex E.

- *For information.*

11. Corsham Neighbourhood Plan Annual Report

The Corsham Neighbourhood Plan Annual Report 2021-2022 is attached.

- *For approval.*

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