

**Minutes of the Council (Planning) Meeting held on  
Wednesday 18 February 2026**

**Present** Councillor A Brown (Chair)  
Councillors J Brook, J Coward, T Ellis, G McCaffery, R Munn,  
N Pocock, I Scrannage, V Steadman

**In Attendance** Mr D Martin (Chief Executive)  
Mrs L Moor (Finance and Planning Officer)

**In Attendance Online** Councillor S Abbott

**PL 116/25 Apologies**

Apologies were received from Councillors N Brakspear and R Hopkinson.

**PL 117/25 Public Question Time and Petitions**

There were none.

**PL 118/25 Declarations of Interest**

Councillor Munn declared a non-pecuniary interest in application PL/2026/00384 - 49 West Park Road - Proposed single-storey rear extension and second-storey extension over existing garage, as his neighbour is a consultee for the application. Councillor Munn remained in the room during the discussion and decision on the item.

**PL 119/25 Applications**

**CORSHAM LADBROOK WARD**

[PL/2026/00406](#) 101, Pickwick Road - Demolition of existing petrol filling station shop and car wash and construction of replacement retail building, together with relocation of vac and air facilities, introduction of EV charging points and replacement of underground fuel storage tanks, pipework, forecourt drainage, interceptor, utilities infrastructure and associated works.

*Resolved: that, whilst the Town Council had no objection to the proposal in principle, it had concerns about the impact that the proposed changes would have on the residential*

properties that are adjacent to the site. The concerns were:

- i) The trees on the site boundary provided natural screening, and removal of the trees would have an adverse effect on residents' privacy
- ii) It is unknown whether the height of the proposed new forecourt canopy is the same or different to the existing canopy

The Town Council recommended that solar panels be installed on the forecourt canopy.

[PL/2026/00615](#) 9 Orchard Road - Single-storey side extension with extended porch.

*Resolved: that no objection be raised.*

[PL/2026/00880](#) 17 Woodborough Road - Removal of conservatory. Alterations to kitchen and dining facilities, encompassing a single-storey rear extension.

*Resolved: that no objection be raised.*

#### **CORSHAM PICKWICK WARD**

[PL/2026/00384](#) 49 West Park Road - Proposed single-storey rear extension and second-storey extension over existing garage.

*Resolved: that no objection be raised.*

[PL/2026/00939](#) Pickwick Manor, Pickwick - Notification of proposed works to trees in a Conservation Area - T1 - Re-pollard Yew tree back to previous pollard points - H2 - Reduce Yew hedge by up to 2.5m in height to match neighbouring trees - T3 - Section fell misshapen Maple tree to as close to ground level as possible to allow more light to Yew trees.

*Resolved: that no objection be raised.*

#### **PL 120/25 Amended/Additional Plans**

#### **CORSHAM GASTARD WARD**

[PL/2025/07275](#) 7 Silver Street - Change Of Use from a holiday let to a beauty/massage salon.

*Resolved: that no objection be raised.*

## PL 121/25 Decisions

### (1) Approvals

#### **CORSHAM GASTARD WARD**

PL/2025/08829 10 Linleys – Full Planning Permission and Listed Building  
PL/2025/08997 Consent - Repair and conversion of existing barn to form  
ancillary residential accommodation.

PL/2025/09452 11 The Close - Proposed single-storey rear extension and  
porch to dwelling.

#### **CORSHAM LADBROOK WARD**

PL/2025/09807 Corsham Court, High Street - Notification of proposed  
works to trees in a Conservation Area - 1 - English Elm tree  
- fell; 2 - Holm Oak tree - cut back reactionary growth; 3 -  
Holm Oak tree - reduce crown by 20%; 7 - Copper Beech  
tree - remove deadwood; 8 - Common Oak tree - sever Ivy  
and remove deadwood; 11 - Common Oak tree - remove  
deadwood; 13 - Horse Chestnut tree - reduce crown by  
25%; 14 - Horse Chestnut tree - reduce crown by 20%; 16 -  
group of Malus trees - prune; 18 - Common Yew tree -  
remove deadwood; 19 - Sugar Maple tree - remove  
deadwood; 20 - English Elm tree - fell; 21 - English Elm  
tree - fell; 22 - Common Oak tree - fell; 23 - Common Yew  
tree - fell; 25 - English Elm tree - fell; 28 - Common Ash  
tree - fell; 30 English Elm tree - fell.

PL/2025/04024 Methuen Arms Hotel, High Street - Full Planning  
PL/2025/04215 Permission and Listed Building Consent - Conversion of  
barn outbuilding and adjoining outbuilding to create  
function room and food preparation area for use by the pub  
and hotel, including repairs and refurbishment throughout,  
new WCs within existing mezzanine, and new internal door.  
Application of cedar cladding to the southwest end  
elevation of the modern timber garage block and laying of  
gravel to the yard area to provide for staff parking.

#### **CORSHAM NESTON WARD**

PL/2025/09367 18 Greenhill, Neston - Proposed single-storey side and  
front extensions.

### (2) Refusals

There were none for this meeting.

### (3) Withdrawn

There were none for this meeting.

(4) Lawful Development: Proposed Use

### **CORSHAM GASTARD WARD**

PL/2025/09764 13 The Close - Lawful development: Proposed Use - Stationing of a mobile home within the residential curtilage of a dwellinghouse, for purposes ancillary to the main use of the host dwellinghouse.

#### **PL 122/25 Consultation on the proposed reforms to the National Planning Policy Framework (NPPF) and other changes to the planning system**

It was noted that the consultation document had been reviewed by the Chief Executive, Head of Finance and Administration, the Finance and Planning Officer, and the Chair of the Neighbourhood Plan Delivery and Monitoring Group, and a draft response to the consultation had been prepared.

A summary of the draft response to the consultation was considered. It was mentioned that the response should recommend that land value uplift should be used to provide additional affordable housing.

*Resolved: that the response to the NPPF consultation, summarised in the draft response, be submitted to The Ministry of Housing, Communities and Local Government with an additional comment that land value uplift be used to provide additional affordable housing.*

#### **PL 123/25 Wiltshire Council Local Plan Update**

The Wiltshire Council response to the Inspectors' post Stage 2 Hearings Letter was considered.

*Resolved: that Wiltshire Council's response to the Inspectors' post Stage 2 Hearings Letter be noted.*

#### **PL 124/25 Application by Lime Down Solar Park Ltd for an order granting development consent for the Lime Down Solar Project**

An invitation to a preliminary meeting, and notification of hearings and other procedural decisions, had been received from the Planning Inspectorate.

*Resolved: that Councillor Coward be appointed to represent the Town Council at the preliminary meeting.*

The meeting commenced at 7.00pm and closed at 7.37pm. There was one member of the public present at the meeting.

\_\_\_\_\_  
CHAIR

\_\_\_\_\_  
DATE

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