

**Minutes of the Council (Planning) Meeting held on
Wednesday 22 April 2026**

Present Councillor A Brown (Chair)
Councillors H Belcher OBE, N Brakspear, J Brook,
J Coward, T Ellis, P Freestone, I Scrannage, V Steadman,
G Ward

In Attendance Mrs L Moor (Finance and Planning Officer)

PL 143/25 Apologies

Apologies were received from Councillors S Abbott, R Hopkinson,
G McCaffery, R Munn and N Pocock.

PL 144/25 Public Question Time and Petitions

There were none.

PL 145/25 Declarations of Interest

Councillor G Ward declared a non-pecuniary interest in application
PL/2026/02005 - Holly Tree House, Pound Pill - Extension of utility room
to form a self-contained space to house a wood pellet hopper, as he is the
next-door neighbour of the applicant. He remained in the room during the
discussion and decision on the item.

PL 146/25 Applications

CORSHAM LADBROOK WARD

[PL/2026/01920](#) 52 Dicketts Road - Demolition of existing conservatory.
Construction of new single-storey extension to rear. New
driveway and boundary walls to front. Removal of chimney.
Alterations to front porch.

Resolved: that no objection be raised.

[PL/2026/02005](#) Holly Tree House, Pound Pill - Extension of utility room to form a self-contained space to house a wood pellet hopper.

Resolved: that, subject to arboricultural information regarding the affected trees and hedgerows being provided to, and considered by, the Wiltshire Council Arboricultural Officer, no objection be raised.

[PL/2026/01230](#)
[PL/2026/02442](#) 8 Pound Pill - Full Planning Permission and Listed Building Consent (Alt/Ext) - To install an electric car charger in the garage.

Resolved: that no objection be raised.

CORSHAM PICKWICK WARD

[PL/2026/01880](#) 3 Field House, Pickwick - Loft conversion with 3no. rear dormers.

Resolved: to object on the grounds that the proposed dormer windows are not in keeping with the Pickwick Conservation Area street scene.

PL 147/25 Amended/Additional Plans

There were none.

PL 148/25 Decisions

(1) Approvals

CORSHAM LADBROOK WARD

PL/2026/00615 9 Orchard Road - Single-storey side extension with extended porch.

PL/2026/01006 The Masters House, Pound Pill - Notification of proposed works to trees in a Conservation Area - T1 - Walnut, low canopy shading gardens, crown lift to 2m and reduce by 25% to reduce dominance on nearby properties. T2 - Yew, overhanging gardens, reduce extended branches to north by 2m to remove overhang. T3 - Tulip Tree, recent limb loss at 2m south - tidy up torn stub. T4 - Cherry, patches of bark damage on scaffold limbs, small 10x3cm linear cavity 0.5m south side, canopy less than 50cm from building, prune away from building to give 2m clearance. T5 - Apple, sections of deadwood, cavities at 1.8m and 2m north side, touching building, reduce by 2m to give building clearance and reduce leverage.

- PL/2026/01172 The Rookery, Lacock Road - Notification of proposed works to trees in a Conservation Area - T1 Hornbeam - Reduce crown by 2.5m. T2 Griselinia - reduce crown by 1m.
- PL/2025/09490 12 Martingate Centre and 13 High Street - Full Planning
 PL/2025/09626 Permission and Listed Building Consent (Alt/Ext) - Kitchen ventilation and ASHP plant associated with approved hotel and brasserie at 13 High Street Corsham in the setting of the listed building.
- PL/2026/01239 8 Pound Pill - Notification of proposed works to trees in a Conservation Area - two Leylandii trees - fell.
- PL/2026/00983 The Great Western, 21 Pound Pill - Consent to display an advertisement - Erection of illuminated and non- illuminated signs to the exterior of the building.

CORSHAM PICKWICK WARD

- 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 up to 2.5m in height to match neighbouring trees. T3 - section fell mis-shapen Maple tree to as close to ground level as possible to allow more light to Yew trees.
- PL/2026/01266 Greystones, 47 Pickwick - Notification of proposed works to trees in a Conservation Area - T1 - Horse Chestnut tree - crown reduce by up to 2m, approximately back to previous pruning points; crown clean to remove major deadwood and crossing/broken branches.

(2) Refusals

CORSHAM GASTARD WARD

- * PL/2026/01149 Park Farm Barn, Westrop - Change of Use of rural building to form Class C3 dwellinghouse.

CORSHAM PICKWICK WARD

- PL/2026/01588 Pockeridge House, Basil Hill Barracks - Prior Notification: Demolition - Demolition of building.

(3) Withdrawn

CORSHAM PICKWICK WARD

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

PL 149/25 Lime Down Solar Park - Update from Wiltshire Council

The update from Wiltshire Council was considered.

Councillor J Coward had recently attended a preliminary meeting and hearings held by the Planning Inspectorate regarding the application by Lime Down Solar Park Ltd for a Development Consent Order. He provided a summary of the topics and matters raised.

Councillor J Coward explained that Corsham would be hugely affected by the cabling works required for the project, and he urged the Town Council to register an objection, based on the damage that would be caused to hedgerows and highways during construction. The objection would need to be submitted to the Planning Inspectorate by 1 May 2026.

Resolved: that,

- i) the update from Wiltshire Council be noted*
- ii) in consultation with the Chair of the Council, the Chief Executive would respond to the Planning Inspectorate reiterating the Town Council's concerns about the loss of hedgerows, and the damage to highways during construction.*

PL 150/25 Ark Data Centres Phase 5 (Hawthorn) Works - Spring Park, Westwells Road - Planning Application PL/2025/01728

Councillors considered a report (*copy attached*) by Councillor V Steadman concerning the Construction Method Statement (Condition 7) filed under application 'PL/2025/01728 - Discharge conditions 7, 12, 23 and 24 of PL/2023/10233'.

Councillor V Steadman had raised concerns about the approved use of land south of Rowan Lane (commonly referred to as the 'Donkey Field') as a temporary construction compound.

Resolved:

that, in consultation with the Chair of the Council, the Chief Executive would contact Wiltshire Council seeking clarification on the concerns raised in Councillor Steadman's report which were:

1. *Premature Development*
2. *Planning Control and Compliance*
3. *Legal Basis*
4. *Impact on P6 Assessment*
5. *Cumulative Development and Phasing*
6. *Defined Timescales for the Removal of Temporary Development*
7. *Impact on road use by pedestrians and vehicles going to/from Wadswick Green.*

PL 151/25 Government Consultation - Permitted Development Rights for Onshore Wind Turbines in England

The government consultation regarding a new permitted development right for businesses and public sector organisations in England that would allow them to install small-scale, non-domestic onshore wind turbines up to 30 metres high without the need for a planning application, subject to some conditions and limitations, was noted.

Resolved: that,

a response to the consultation be submitted in support of the points raised by The Society of Local Council Clerks (SLCC), as follows:

1. *The merits of making these types of turbines permitted development - SLCC has previously opposed making this type of development permitted development, especially due to the loss of local control, oversight, and consultation.*
2. *Whether public sector organisations should specifically include town and parish councils - the government guidance is not clear on this important point.*

PL 152/25 Local Authority Planning Committee Reform: Statutory Consultation on Draft Regulations and Guidance (Applies to Local Planning Authorities, not Town and Parish Councils)

The government's further consultation on draft regulations and guidance underpinning planning committee reforms in England was noted. The consultation would last until 23 April 2026.

The Society of Local Council Clerks' (SLCC) had provided details on the concerns it had raised to the government's earlier consultation on this issue and had advised its intention to respond to the current consultation.

There were concerns about the proposed introduction of a national scheme of delegation as it could result in loss of local control, loss of flexibility and loss of oversight, including by local councils. The Town Council objected to the government's proposal to restrict the size of local authority planning committees as it reduced local democracy.

The loss of the ability to call in applications would also affect local democracy and accountability.

Resolved: that,

- i) the concerns raised by The Society of Local Council Clerks (SLCC) in respect of the government consultation be supported.*
- ii) a response be submitted to the consultation on behalf of the Town Council.*

PL 153/25 Authorisation of cheques and payments

Corsham Town Council

Methuen Hall Trust - Corsham Twinning Assoc Hire of Hall 30.01.26	£100.00
Amazon - Drain Rod Kit, Stationery	£79.45
Colin Bush Machinery Ltd - Hedge Cutter and Battery	£788.00
Corsham Hardware - Various materials/equipment (29.10.25 - 09.03.26) and fixings for bird boxes	£298.41
Corsham Print - Taste of Corsham Event Advertisement Amendment and ad re-size	£36.00
(The) Corsham School - Rhythm Practice Music Therapy Sessions 2025/26	£3,200.00
Essential Mental Health - Mental Health First Aid Training (July 2026)	£299.00
Idverde - Grounds Maintenance and Cleaning of Public Toilets (February)	£4,276.19
JH Jones - Gravedigging	£580.00
JKH Masonry Cleaning Ltd - Cleaning of Mayo Memorial	£1,032.00
Konica Minolta - Photocopier Charges Jan - March 2026	£383.69
Matthew Tett - Corsham Story Prize Competition Co-ordination	£550.00
M B Bells Ltd - Electrical tests/inspections for The Guide Hut and Flat 1 Arnold House	£324.00
Parrett Creations Ltd - Primed White Sheep (Lifesize Sheep Project - Corsham School)	£780.00
Public Sector Software (PSS) Ltd - Annual Licence Renewal (01.04.26 - 31.03.27)	£3,472.80
RJS Photography - Energy Performance Certificate (EPC) for Flat 1, Arnold House	£70.00
Screwfix Direct Ltd (Trade UK) - Wet/Dry Vacuum Cleaner	£94.99
Simply Sweepers Ltd - Road Sweeping (Zone 3 on 3 March, Zone 4 on 4 March)	£1,711.60
Thermly - Eco Fair Stall Refund	£20.00
Travis Perkins - Screws, Padlocks, Decorating Materials	£549.68
West Country Walling - Wall Repairs at Middlewick Allotments	£1,532.40
Wheeler's (Westbury) Ltd - Electrical Works - Public Toilets (05.12.25)	£195.60
Wiltshire Council - Non-Domestic Rates (Public Toilets (Nil), Ladbroke Lane Cemetery	£1,679.60

Wiltshire Council - Contribution to Real Time Passenger Information at Newlands Road Bus Stop	£8,357.00
Wiltshire Council - Job Vacancy Advertisement (Tourism & Events Officer - July 2025)	£168.00
Wiltshire Council - LHFIG - Highway Scheme Contributions	£12,630.50

Grants

Corsham and Box Community First Responders - Medical Kit and All-weather Jacket	£2,000.00
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Cheque

DVLA - Vehicle Tax for Citroen LGV (Registration YX13 VJE)	£345.00
Petty Cash - Petty Cash Items	£85.14

Charge Card

The Little Green Paint Company Ltd - Paint Samples for Flat 1 Arnold House	£11.50
Copyright Agent UK Ltd - Copyright Infringement Charge	£500.00
Direct 365 Online Ltd - Toilet Roll for Public Toilets	£223.54
Sutcliffe Play Ltd - Swing Seats x 2	£190.85
Sub total	£46,564.94

Payments Made by Direct Debit/Standing Order

Information Commissioner's Office - Annual Data Protection Fee	£73.00
Onecom Ltd - IT Managed Services Agreement, MS365 (March), VBUC (March), Connectivity (March)	£1,718.15
SGW Payroll Ltd - Payroll Processing (March)	£60.48
SSE - Springfield CCTV (Feb)	£1.37
UK Fuels - Fuel for Work Vehicles	£93.76
Viking Office UK Ltd - Stationery	£137.69
Vodafone - Mobile Phone Charges	£352.57
West Mercia Energy - Electricity Arnold House 28-31 Jan 2026 and Feb 2026	£561.34
West Mercia Energy - Electricity for Public Toilets February 2026	£88.53
West Mercia Energy - Electricity for Guide Hut for February	£106.05
Sub total	£3,192.94
TOTAL	<u>£49,757.88</u>

Methuen Hall

Charles Saunders Ltd – Toilet Paper	£35.97
Screwfix Direct Ltd (Trade UK) - Toilet Seat	£35.50

Cheques

There were none

Sub total	£71.47
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Cheques/IB Transfers Paid Outside of Meeting

There were none

Payments made by Direct Debit

West Mercia Energy - Gas (February) £541.40

West Mercia Energy - Electricity (February) £390.53

Sub total **£931.93**

TOTAL **£1,003.40**

Resolved: that the cheques and transfers for Corsham Town Council and the Methuen Hall be authorised for payment.

The meeting commenced at 7.00pm and closed at 8.03pm. 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.