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19 June 2025

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held at Corsham Town Hall on Wednesday 25 June 2025 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](mailto: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/2025/04795](#) 18 Velley Hill - Installation of secondary glazing to 16 windows in the main house.

## CORSHAM LADBROOK WARD

2. [PL/2025/04897](#) 30 Pound Pill - Proposed first-floor extension with second-storey in loft space, single-storey rear extension, gable roof on existing garage and front EV parking space.

## CORSHAM NESTON WARD

3. [PL/2025/04722](#) 18 Greenhill, Neston - Proposed single-storey side and front extensions.
4. [PL/2025/04543](#) The Stables, Jaggards Lane - Use of former residential annexe as independent dwelling (Class C3).

## CORSHAM PICKWICK WARD

5. [PL/2025/04857](#)  
[PL/2025/05175](#) 34 Pickwick - Installation of oak-framed screen and closing-up of existing doorways in the house and outbuilding to create windows. Installation of rooflights. Roof insulation added. Creation of porch on south-east elevation. Replacement doors. Installation of bathrooms. Replacement of asbestos roof on outhouse. New internal walls. Replacement floor and addition of underfloor heating.
6. [PL/2025/05208](#)  
[PL/2025/05088](#) 15 Pickwick - Demolition of existing timber-framed, glazed, lean-to extension to rear of cottage and construction of a new single-storey lean-to extension in the same location.

## 5. Amended/Additional Plans

1. [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.

*Note – original application considered by CTC on 17.07.24:*

*Decision - Resolved: to support the application subject to conditions that the green space to the south of the site is not built upon in the future; that there is public access to the green space and is not merely restricted to the Public Right Of Way and that lorry movements*

*during the construction phase avoid the village of Neston and be limited to daytime weekdays only.*

*Note – amended plans were considered by CTC on 30.10.24:*

*Decision - Resolved: that, whilst the Town Council had no objection to the proposal in principle, it did have concerns regarding the potential impact of noise on nearby properties including those at Wadswick Green; possible light pollution and its detrimental effect on the rare bat species in the area and the potential increase in flood risk to properties as a result of this proposal and in combination with other existing and proposed developments in the vicinity.*

*The Town Council asks Wiltshire Council to ensure that these concerns have been addressed to the satisfaction of the relevant technical officers.*

*If Wiltshire Council is minded to approve the application, the Town Council asks that the applicant be encouraged to place a covenant on the land to the south to ensure it is not built on in the future and that there is public access to all of this area. The Town Council would also request a condition that lorry movements during the construction phase avoid the village of Neston and be limited to daytime weekdays only*

## 6. Decisions

### (1) Approvals

#### **CORSHAM GASTARD WARD**

1. PL/2025/02797 21 Gastard Lane - Semi-detached annexe with utility and shower room.
2. PL/2025/03784 2 and 3 Chapel Hill - Demolition of double garages in a Conservation Area.

#### **CORSHAM LADBROOK WARD**

3. PL/2025/03839 26 Priory Street - Proposed works to trees in a Conservation Area. Lawson Cypress Sp (T1) - Crown lift on west side by 2m and crown lift on south side by 2m.
4. PL/2025/03815 95 Priory Street - Proposed single-storey side extension.

5. PL/2025/03446 Corsham Court, High Street - Proposed internal alterations and replacement of fittings to bathroom in first-floor private apartment.

## **CORSHAM PICKWICK WARD**

6. PL/2025/02371 Shaunaks Pharmacy Ltd, The Porch Surgery, Beechfield Road - Installation and operation of prescription medicine dispenser and associated works.
7. PL/2025/03715 19 Home Mead - Rear single-storey extension (demolish conservatory) and internal alterations.
8. PL/2025/02840 Middle Barn, Pockeredge Drive - Discharge of s106 Agreement dated 10/11/2003.

### (2) Refusals

There are none for this meeting.

### (3) Withdrawn

There are none for this meeting.

## 7. **Planning Appeal Notification**

APPELLANTS NAME:	Wendy and Graham Byrne
APPEAL SITE:	9 Albion Crescent, Corsham, SN13 0DY
PLANNING APPLICATION REF:	PL/2024/09270
PROPOSED DEVELOPMENT:	Conversion of existing double garage to 'granny annexe'
INSPECTORATE REFERENCE:	APP/Y3940/W/25/3367100
APPEAL START DATE:	9 June 2025

The appeal is Against Conditions in respect of the above site and is to be decided on the basis of Written Representations procedure set out in Part 2 of The Town and Country Planning (Appeals) (Written Representations Procedure) (England) Regulations 2009, as amended.

Documents relating to the appeal can be viewed on the Council website by searching the application reference at <https://development.wiltshire.gov.uk/pr/s> .

Any comments you may have already made following the original application will also be forwarded to the Inspectorate (unless they are expressly confidential) but you may withdraw, modify or amplify them now if you wish. All comments received will be copied to the appellant and will be taken into account by the Inspector in deciding the appeal.

- *For information/discussion*

## 8. **Planning Appeal Decision**

### Land at Lanes End, Gastard

Appeal Ref: APP/Y3940/W/25/3358507

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 Peter Andrews against the decision of Wiltshire Council.

The application Ref is PL/2023/11159.

The development proposed is construction of four dwellings and associated works.

Decision 1. The appeal is dismissed.

- *For information*

## 9. **Lime Down Solar Park - Project update and launch of a targeted consultation.**

A stage of targeted consultation on some localised changes being proposed to the plans for Lime Down Solar Park will run from Tuesday 3 June to Friday 11 July 2025. The changes comprise:

- Six areas to enable the temporary highway and traffic works that would be required to safely accommodate the Abnormal Indivisible Load (AIL) vehicles needed during the construction phase of the Project.
- Nine areas where the proposed development boundary area has been adjusted to enable access to and within the Project site, and to avoid constraints such as woodland and hedgerows.

Also, the indicative identification of an initial preferred Cable Route Search Corridor, as a result of an initial review of feedback, as well as further design work and findings from ongoing environmental assessments.

An update on the proposals, including maps, can be found in the Lime Down Solar Park Summer Newsletter June 2025, which is attached, and via the Project website [www.limedownsolar.co.uk](http://www.limedownsolar.co.uk).

Comments on the proposed changes can be submitted online via the Project website.

- *For discussion*

## 10. **Wiltshire's Housing Land Supply Statement**

Wiltshire's current Housing Land Supply is 2.42 years. Briefing Note No.25-04 from Wiltshire Council is attached.

- *For information/discussion*

**11. Neighbourhood Plan Delivery and Monitoring Group Update (NPD&M)**

At the NPD&M Group meeting on 16 April it was suggested that it be useful to update the Town Council on the work of the NPD&M Group on a regular basis.

Work on the Neighbourhood Plan Review has been ongoing since January 24. At the most recent meeting on 16 June, the Group was updated on progress with the NP Draft and work on sites which could be included as Non-Designated Heritage Assets or Local Green Spaces.

Government funding to assist with the preparation of Neighbourhood Plans has been withdrawn.

- *For information*

**12. Proposed Temporary Closure of Tellcroft Close (Part) - 10 August 2025**

An application for a proposed street closure for a summer party has been received via Wiltshire Council for consultation. A copy of the application and supporting documents are attached.

Comments on the proposal, together with the reasons for which they are made, are required by 3 July 2025.

- *For discussion*

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