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31 July 2025

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held at Corsham Town Hall on Wednesday 6 August 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 LADBROOK WARD**

1. [PL/2025/05900](#) 10 Alexander Terrace - Notification of proposed works to trees in a conservation area:  
T1 - Chinese Sumac (*Rhus chinensis*) tree - fell.

2. [PL/2025/05384](#) The Chantry, Lacock Road - Alterations to existing windows and doors as part of renovation.
3. [PL/2025/05994](#) 19 Broadmead - Single-storey side and rear extension.
4. [PL/2025/06170](#) The Grove, Pickwick Road - Notification of proposed works to trees in a conservation area:  
Lime tree - crown lift to provide clearance from adjacent buildings.  
Sycamore tree - remove two small branches.
5. [PL/2025/06284](#) 69 Priory Street - Notification of proposed works to trees in a conservation area:  
Cedar tree – fell.

#### **CORSHAM NESTON WARD**

6. [PL/2025/05552](#) Land South of Brockleaze, Neston - Battery Energy Storage System with associated infrastructure.
7. [PL/2025/06389](#)  
[PL/2025/06253](#) Barn at Overmoor Farm, Neston - Full Planning Permission and Listed Building Consent: Change Of Use of office premises to create new dwelling.

#### 5. Amended/Additional Plans

1. [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.
2. [PL/2025/03847](#) Land at Rowden Park (Phase 5), Patterdown Road, Chippenham - Variation of Conditions 3, 9 and removal of Condition 10 of 20/02335/REM.

#### 6. Decisions

##### (1) Approvals

#### **CORSHAM GASTARD WARD**

1. [PL/2025/06122](#) Land by Corsham Lake, Westrop - Oak tree - remove failing branch.

Wiltshire Council confirms that the above tree is classified as Dead and Dangerous (DD). The tree can be reduced under the Town and Country Planning (Tree Preservation) (England) Regulations 2012. This allows the removal of any protected tree, which is dead or imminently dangerous, without the need to make a formal Tree Work Application to Wiltshire Council.

## **CORSHAM LADBROOK WARD**

2. PL/2025/02285 16 Kings Avenue - Demolition of existing garage adjacent to 16 Kings Avenue and the erection of a three-bedroom detached dwelling.
3. PL/2025/03318 8 Paul Street - Single-storey rear extension.
4. PL/2025/04321 4 Williams Grove - Garage and shed conversion to provide a linked family annexe.

## **CORSHAM NESTON WARD**

5. PL/2025/04722 18 Greenhill - Proposed single-storey side and front extensions.

## **CORSHAM PICKWICK WARD**

6. PL/2025/04589 Beechfield Nature Area - Works to a Protected Tree:  
G16 - Sycamore tree - remove deadwood.  
T12 - Sycamore tree - reduce and shape crown by 2m to previous pruning points.  
T17 - Sycamore tree - remove broken branch.
7. PL/2025/03434 7A Pickwick - To build a dormer on the left-hand side of the building to match the one on the right.
8. PL/2025/06144 6 Woodlands - Scots Pine - Fell

Wiltshire Council confirms that the above tree is classified as Dead and Dangerous (DD). The tree can be reduced under the Town and Country Planning (Tree Preservation) (England) Regulations 2012. This allows the removal of any protected tree, which is dead or imminently dangerous, without the need to make a formal Tree Work Application to Wiltshire Council.

The Tree Officer has requested a replacement tree.

## **(2) Refusals**

## **CORSHAM PICKWICK WARD**

- \* 1. PL/2024/04354 Hartham Park Management Ltd, Hartham Park - Removal of Condition 1 (time expiry) and Variation of Conditions 2 (approved plans), 3 (existing levels), 9 (calcareous grassland), 15 (surface water) and 20 (Construction Method Statement) of N/13/01198/FUL.

(3) Withdrawn

There are none for this meeting.

7. Planning Appeal Decision

25 Hitherspring

Appeal Ref: APP/Y3940/W/25/3360444

The appeal is made under section 78 of the Town and Country Planning Act 1990 (as amended) against a grant of planning permission subject to conditions.

The appeal is made by David Baker against the decision of Wiltshire Council.

The application Ref PL/2024/09901 was approved on 17 December 2024 and planning permission was granted subject to conditions.

The development permitted is the installation of air source heat pump.

The condition in dispute is No 3 which states that: Prior to first use an assessment of the acoustic impact arising from the operation of the air source heat pumps shall be undertaken in accordance with the methodology in Heat Pumps Professional Advice Note (CIEH and IOA, November 2022). The assessment shall be submitted to the Local Planning Authority together with a scheme of attenuation measures to demonstrate the sound rating level from the ASHP does not exceed 35dB at any noise sensitive façade of neighbouring residential premises. The scheme shall be submitted to and approved in writing by the Local Planning Authority. The details as approved shall be implemented prior to use and thereafter be permanently retained.

The reason given for the condition is: So as to ensure compliance with Core policy 57, Ensuring high design and place shaping such that appropriate levels of amenity are achievable.

Decision - the appeal is dismissed.

- *For information*

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