

**Minutes of the Council (Planning) Meeting held on
Wednesday 17 September 2025**

Present Councillor A Brown (Chair)
Councillors S Abbott, H Belcher OBE, N Brakspear, J Coward,
T Ellis, R Munn, N Pocock, V Steadman, G Ward

In Attendance Mrs L Moor (Finance and Planning Officer)

In Attendance Online Councillors J Brook, R Hopkinson, B Keeler

PL 54/25 Apologies

Apologies were received from Councillor G McCaffery.

PL 55/25 Public Question Time and Petitions

There were none.

PL 56/25 Declarations of Interest

Councillor V Steadman declared a non-pecuniary interest in application PL/2025/06580 - Wadswick Green, Roundwood Way - Prior approval Part 14 Class J: Installation or alteration etc. of solar equipment on non-domestic premises: Installation of PV panels to the roof of the Village Hall and Central Building, as he resides at Wadswick Green Retirement Village. He remained in the room during the discussion and decision on the item.

PL 57/25 Applications

CORSHAM GASTARD WARD

[PL/2025/06828](#) 3 Ladbrook Lane - Split-level extension, retaining the existing ridge level but adding a storey due to the difference in ground level into the owners' garden. Improvement of old and failing external finishes to become timber clad in keeping with its agricultural use.

Resolved: that no objection be raised. Concerns were raised about possible overdevelopment, due to the size of the proposed extension.

CORSHAM LADBROOK WARD

[PL/2025/06592](#) 8 Kings Avenue - Two-storey side extension to create a bedroom with en-suite, single-storey rear extension to create a sunroom.

Resolved: that subject to Wiltshire Council's assessment of possible overshadowing of the neighbouring property, no objection be raised.

[PL/2025/06879](#) 29 South Street - Proposed dormer extension to proposed room in roof to the rear elevation. Demolition of existing conservatory and provision of a replacement, rear ground-floor extension to provide living accommodation. Provision of a first-floor rear balcony.

Resolved: that no objection be raised subject to Wiltshire Council's assessment of:

- i) loss of privacy for neighbours' gardens due to the proposed rear balcony,*
- ii) parking considerations, and*
- iii) proposed materials.*

[PL/2025/06966](#) 9 Orchard Road - Side ground-floor extension with pitched roof and front porch.

Resolved: that no objection be raised.

[PL/2025/07131](#) 8 Providence Lane - Two-storey extension to side of house.

Resolved: that no objection be raised, subject to the materials used being in keeping with the main dwelling and surrounding area.

CORSHAM NESTON WARD

[PL/2025/06580](#) Wadswick Green, Roundwood Way - Prior approval Part 14 Class J: Installation or alteration etc. of solar equipment on non-domestic premises: Installation of PV panels to the roof of the Village Hall and Central Building.

Resolved: that no objection be raised.

[PL/2025/07082](#) Winter Lodge, Durley Park - The construction of a new two-storey side extension, a new single-storey rear extension and a new single-storey connection between the existing detached house and existing detached double garage, and general interior refurbishment.

Resolved: that no objection be raised.

CORSHAM PICKWICK WARD

[PL/2025/06894](#) 19 Academy Drive - Consent under Tree Preservation Orders - Cherry tree (T1) located at the back. Dismantle the large cherry tree and grind out stump.

Resolved: that no objection be raised.

PL 58/25 Amended/Additional Plans

There were none for this meeting.

PL 59/25 Decisions

(1) Approvals

CORSHAM GASTARD WARD

PL/2025/03220 The Sty, Coppershell - Change Of Use of land from agricultural to residential (Use Class C3) and erection of ancillary annexe (retrospective).

PL/2025/05356 Chapel House, Chapel Hill - Remove UPVC conservatory to the rear of the property and replace with single-storey pitched roof accommodation, material and form to match current approval 1612512/FUL.

PL/2025/04795 18 Velley Hill - Installation of secondary glazing to 16 windows in the main house.

CORSHAM LADBROOK WARD

PL/2025/05994 19 Broadmead - Single-storey side and rear extension.

PL/2025/05900 10 Alexander Terrace - Proposed works to trees in a Conservation Area - T1 - Chinese Sumac (*Rhus chinensis*) tree - fell.

PL/2025/07157 Wyvern House, Newlands Road - Dead Dying or Dangerous Tree - Cherry tree (dead) - remove.

Wiltshire Council confirms that the above tree is classified as Dead and Dangerous (DD). The tree can be removed 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.

PL/2025/06170 The Grove, Pickwick Road - Proposed works to trees in a Conservation Area. Lime tree - crown lift to provide clearance from adjacent buildings. Sycamore tree - remove two small branches.

CORSHAM PICKWICK WARD

PL/2025/05088 15 Pickwick - Demolition of existing timber-framed, glazed
PL/2025/05208 lean-to extension to rear of cottage and construction of new
single-storey lean-to extension in same location.

PL/2025/06347 12 Academy Drive - Remove existing conservatory and
replace it with a more thermally efficient rear extension.

(2) Refusals

CORSHAM PICKWICK WARD

PL/2025/02557 The Courtyard Offices CB40 45, Hartham Park, Hartham -
Change of Use of existing nursery buildings, workshops
and stores (Class E) to tourist accommodation for short-
term lets (7no. units). Change of Use courtyard area for the
siting of 8no. shepherd huts for tourist accommodation for
short-term lets.

(3) Withdrawn

There were none for this meeting.

PL 60/25 Neighbourhood Plan Delivery and Monitoring Group Update (NPD&M)

At the most recent meeting on 3 September, the Group selected preferred sites for allocation in the Neighbourhood Plan. Drafts of both the Corsham Design Guide and the Neighbourhood Plan were expected from the consultants within the next few weeks.

The update was noted.

The meeting commenced at 7.00pm and closed at 7.36pm. There were no members 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.