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24 October 2024

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held at Corsham Town Hall on Wednesday 30 October 2024 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/2024/08625](#) Coppershell Farm, Coppershell - Lawful Development: Existing Use - Confirmation that the use of the agricultural land for animal rescue is lawful.

#### CORSHAM LADBROOK WARD

2. [PL/2024/09169](#) 54 Arnolds Mead – Single-storey rear and side extension to provide front porch, garage, utility, wc. Kitchen and rear porch extensions.
3. [PL/2024/08823](#) Lithic Cottage, The Laggar – First-floor extension over garage.

## CORSHAM PICKWICK WARD

4. [PL/2024/09237](#) 8 Woodlands - Consent under Tree Preservation Orders - T1 - Oak tree – fell.
5. [PL/2024/09057](#) The Old Stables, Pockeredge Drive - Alterations and extensions to facilitate conversion of former stables/workshop to residential accommodation. Use of 'The Old Stables' as separate dwelling. Associated change of use of land to residential and retention of two domestic outbuildings thereon (part retrospective).
6. [PL/2024/09271](#) Puddles Barn, 5A Halfway Firs, Bath Road - Erection of a double garage with first-floor loft space for office use including dormer window to front of first floor.

## 5. Amended/Additional Plans

### CHIPPENHAM PARISH

1. [20/02335/REM](#) Rowden Park, Patterdown Road, Chippenham (Redcliffe Phase 5) - Application (Following Outline Application 14/12118/OUT) for the Approval of Reserved Matters (Appearance, Landscaping, Layout and Scale) for the Erection of 134 Dwellings (Phase 5), Public Open Space, Play Space and Associated Infrastructure and Landscaping.

*Note: Application [20/02334/REM](#) for Phase 4 was considered by CTC on 03.04.24. Decision - Resolved: the Town Council had no comment on the application.*

### CORSHAM NESTON WARD

2. [PL/2024/05527](#) Land South of Westwells Road, 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: Previous application was 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.*

## **CORSHAM LADBROOK WARD**

3. [PL/2024/02251](#) 11 Ludmead Road – Two-storey extension to replace existing garage and form additional ground floor and first floor accommodation and provision of new roof over existing flat roof bungalow to form two new bedrooms and partially over new flat roof extension to form master bedroom.

*Note: Previous amended plans considered on 26.06.24.  
Decision - Resolved: to recommend refusal of the application on the grounds that the proposal would represent overdevelopment of the site; was out of keeping with the vicinity; loss of light and privacy to the neighbouring property and was contrary to Core Policy 57 of the Wiltshire Core Strategy and policy CNP HE1 of the Corsham Neighbourhood Plan.*

## 6. Decisions

### (1) Approvals

## **CORSHAM GASTARD WARD**

1. PL/2024/05319 Land and Buildings on the east side of the Thingley to Gastard Road, north of Thingley Cottage Farm - Certificate of Lawfulness in respect of a storage yard.

## **CORSHAM LADBROOK WARD**

2. PL/2024/09153 Playground, Bences Lane - Horse Chestnut tree – fell.
3. PL/2024/05468 12 Arnolds Mead - Loft conversions to a bungalow with a pitched dormer and two Velux windows.

## **CORSHAM PICKWICK WARD**

4. PL/2024/09397 Beechfield Park Grounds, Academy Drive – 2no. Holm Oak trees (Nos 58 and 59) - reduce one limb on each tree by 6m.
5. PL/2024/06415 19 Academy Drive - To replace original timber windows with like-for-like style UPVC windows.

### (2) Refusals

There are none for this meeting.

### (3) Withdrawn

There are none for this meeting.

7. **TOWN AND COUNTRY PLANNING ACT 1990: S.247  
PROPOSED STOPPING UP OF HIGHWAY AT CURTILAGE OF 12 CHESTNUT GRANGE,  
CORSHAM, WILTSHIRE, SN13 9XR  
OS GRID REFERENCE: E: 385933, N: 170495**

Please find attached a copy of a draft order proposed under the provisions of the above Act together with a copy of the related plan. \*

If you do not have any issue with this proposal, you do not need to respond. If however, you do have issues surrounding this proposal, any comments and/or objections must be received by 21 November 2024. Objections should be sent via e-mail to [nationalcasework@dft.gov.uk](mailto:nationalcasework@dft.gov.uk), stating clearly that you object.

- *For discussion/comment.*

8. **Battery Safety Campaign**

From Peter Richardson, Parish Councillor (Melksham Without Parish Council) and CAWS (Community Action: Whitley and Shaw) Chair:

I just wanted to draw your attention to this proposed Bill (attached) \* and ask if you might support it by writing to the Minister and your local MP.

Melksham Without Parish Council agreed to support it last night (21 October 2024) along with some proposed amendments to tighten it up to make it clear that:

- a Battery Energy Storage System (BESS) might be a stand-alone system or part of a larger scheme;

- the approving authority might be the local Planning Authority (e.g. Wiltshire Council) or the Secretary of State in the case of a Development Consent Order;

- the obligation should not just be about consultation, but also to properly consider consultation responses received.

You might also wish to consider adding the following:

- consideration should be given to including other consultees such as English Heritage and Natural England;

- Large-scale BESS should be COMAH establishments (Control of Major Accident Hazard Regulations 2015) and be regulated appropriately. BESS are not currently within scope of COMAH. BESS facilities have significant health and safety risks and COMAH is intended to safeguard public health, property and the environment.

- Engineering standards should be developed to address the risks of “thermal runaway” in order to pre-empt propagation of runaway events.

- *For information/discussion.*

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