
Town Hall, High Street, Corsham, Wiltshire SN13 0EZ

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1 August 2024

Dear Councillor

You are hereby summoned to attend the Council (Planning) Meeting to be held at Corsham Town Hall on Wednesday 7 August 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 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/2024/05424](#) 2 Monks Lane - Listed Building Consent - Repairing the existing windows with like-for-like units.

5. Amended/Additional Plans

CHIPPENHAM PARISH

1. [PL/2024/03204](#) Land at SouthPoint Business Park, Patterdown Road - The erection of a new manufacturing and research and development centre, including ancillary offices, production facilities, laboratories, warehousing, ancillary staff facilities, external servicing areas, external area for the storage and internal fit-out of Relocatable Equipment buildings, ancillary test track-bed for static testing of signalling infrastructure equipment and car and cycle parking, together with access, drainage, landscaping and other associated infrastructure (e.g. substation) and works.

6. Decisions

(1) Approvals

CORSHAM GASTARD WARD

1. PL/2024/04972 7 Lanes End - Proposed Works to Trees in a Conservation Area - T1 - Section fell Purple Plum tree to allow more light to Beech hedge.
2. PL/2024/04155 Coppershell Farm, Coppershell - Domestic annex for a member of the household.

CORSHAM LADBROOK WARD

3. PL/2024/05070 11 Cross Keys - Proposed works to a tree in a Conservation Area - Cedar tree (dead) – remove.
4. PL/2024/05965 4 Priory Street - Proposed works to a tree in a Conservation Area - T1 Sycamore – Fell.
5. PL/2024/05966 Corsham Court, High Street - Proposed Works to Trees in a Conservation Area - T1 - Maidenhair Tree - Tidy broken branch and reduce weight of major lateral. T2 - Cedar of Lebanon - Lift crown to approx. 1m.

CORSHAM PICKWICK WARD

6. PL/2024/05416 Land At Copenacre Way - Works to a Protected Tree - T002 - Ash - Monolith to 4 metres from ground level.
7. PL/2024/04559 30 Woodlands - Proposed single-storey rear extension.

(2) Refusals

CORSHAM GASTARD WARD

1. PL/2023/11159 Land to the West of Travis Perkins Trading Company, Lanes End - Construction of four dwellings and associated works.

(3) Withdrawn

CORSHAM LADBRROK WARD

1. PL/2024/04105 Methuen Arms Hotel, High Street - Application for the erection of two rapid electric vehicle chargers and associated electrical feeder pillar within the car park of the hotel.

7. **Town and Country Planning Act 1990 S.257 Footpaths Corsham 135 136 137 -
Town and Country Planning Act 1990 Section 257
The Proposed Diversion of Footpaths Corsham 135 136 137**

Wiltshire Council are in receipt of an application, dated 8 July 2024, to divert Footpaths Corsham 135 (CORM135), 136 (CORM136) and 137 (CORM137), under Section 257 of the Town and Country Planning Act 1990. The site location is land south of Westwells Road, Neston, SN13 9GB. Planning application PL/2024/05527 states the 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.

The proposal is to divert CORM135, CORM136 and CORM137 as shown on the *attached* plan from the routes shown with bold black continuous lines CORM135 A-B approximate distance 230 metres, CORM136 C-E approximate distance 150 metres, CORM137 C-D approximate distance 215 metres. The new route will be situated around the secure development site and is shown with a bold black dashed line A-C, approximately 545 metres in length. The current recorded width for the footpaths is 1 metre, the diverted route will have a recorded width of 2 metres with a hoggin surface. *Attached* is a report provided by the applicant explaining the need for diverting the rights of way and detailing the installation of the proposed new path.

- *For consideration.*

8. **Lime Down Solar Site Boundary Update**

From Will Threlfall, Senior Project Development Manager, Lime Down Solar Park:

Over the course of the initial consultation we held earlier this year, people raised concerns about the potential impact of the development on treasured views and walks, wildlife, and local ecology. We have listened to these concerns and worked in consultation with the Project landowners to consider how to enhance protection of those features people identified as being important.

This has resulted in an additional 44 hectares of land being made available to the design, presenting the opportunity for us to use a similar area of land to enhance buffer zones and move solar infrastructure away from sensitive areas and receptors such as the Cotswold National Landscape (formerly known as the Cotswold AoNB), nearby heritage assets including the Fosse Way, landscape features, and public rights of way, as well as residential properties.

Details of the additional land included are set out in the EIA Scoping Report, and I have *attached* a map for your information to show you where this land is located.

- *For information.*

9. **Scoping Opinion on an Environmental Statement for Lime Down Solar**

Planning Act 2008 (as amended) and The Infrastructure Planning (Environmental Impact Assessment) Regulations 2017 (the EIA Regulations) – Regulations 10 and 11

Application by Lime Down Solar Park Limited (the Applicant) for an Order granting Development Consent for the Lime Down Solar Park (the Proposed Development)

Scoping consultation and notification of the Applicant's contact details and duty to make available information to the Applicant if requested

The Applicant has asked the Planning Inspectorate on behalf of the Secretary of State for its opinion (a Scoping Opinion) as to the information to be provided in an Environmental Statement (ES) relating to the Proposed Development.

You can access the report accompanying the request for a Scoping Opinion via our website:

<https://national-infrastructure-consenting.planninginspectorate.gov.uk/>

Alternatively, you can use the following direct links:

[Lime Down Solar Park EIA Scoping Report – Main Report
EN010168-000007-EN010168 LDSP Scoping Main Report.pdf
\(planninginspectorate.gov.uk\)](https://planninginspectorate.gov.uk/EN010168-000007-EN010168_LDSP_Scoping_Main_Report.pdf)

[Lime Down Solar Park EIA Scoping Report – Appendices \(Part 1 of 3\)
EN010168-000005-EN010168 LDSP Scoping Appendices \(1 of 3\).pdf
\(planninginspectorate.gov.uk\)](https://planninginspectorate.gov.uk/EN010168-000005-EN010168_LDSP_Scoping_Appendices_(1_of_3).pdf)

[https://infrastructure.planninginspectorate.gov.uk
Lime Down Solar Park EIA Scoping Report – Appendices \(Part 2 of 3\)
EN010168-000006-EN010168 LDSP Scoping Appendices \(2 of 3\).pdf
\(planninginspectorate.gov.uk\)](https://planninginspectorate.gov.uk/EN010168-000006-EN010168_LDSP_Scoping_Appendices_(2_of_3).pdf)

[Lime Down Solar Park EIA Scoping Report – Appendices \(Part 3 of 3\)
EN010168-000008-EN010168 LDSP Scoping Appendices \(3 of 3\).pdf
\(planninginspectorate.gov.uk\)](https://planninginspectorate.gov.uk/EN010168-000008-EN010168_LDSP_Scoping_Appendices_(3_of_3).pdf)

The Planning Inspectorate has identified Corsham Town Council as a consultation body which must be consulted before adopting its Scoping Opinion. The Town Council is being asked to:

- Inform the Planning Inspectorate of the information it considers should be provided in the ES; or

- Confirm that the Town Council does not have any comments.

Any comments must be received by 14 August 2024. Responses to the Planning Inspectorate regarding the Scoping Report should be sent by email to limedown@planninginspectorate.gov.uk.

Once complete, the Scoping Opinion will be available via the Planning Inspectorate website, using the following link:

[Lime Down Solar Project - Project information \(planninginspectorate.gov.uk\)](https://www.planninginspectorate.gov.uk/limedown-solar-project)

As the Planning Inspectorate has been notified by the Applicant that it intends to prepare an ES, the Applicant's name and address is:

Lime Down Solar Park Limited,
Unit 25.7 Coda Studios 189,
Munster Road, London,
England, SW6 6AW
will.threlfall@islandgp.com

- *For consideration.*

10. **Proposed Reforms to the National Planning Policy Framework and Other Changes to the Planning System**

The Government consultation on Proposed Reforms to the National Planning Policy Framework and Other Changes to the Planning System can be accessed via - <https://www.gov.uk/government/consultations/proposed-reforms-to-the-national-planning-policy-framework-and-other-changes-to-the-planning-system>

Comments must be submitted by 24 September 2024.

- *For information/comment.*

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