



DRAFT Minutes of the Urchfont Parish Council (UPC) Planning meeting held in Urchfont Village Hall on Wednesday 8th April 2025

Present: Councillor's: Moscrop (PM – Chair), Bamber (SB – Vice Chair), Hill (TH), Waddell (JW), Harding (RH), Chadwick (RC) and Stephens (AS)

Councillor for Urchfont & Bishops Cannings: Philip Whitehead (PW)

Clerk to the Council: Lunn (BL)

Members of the Public (for all or part of the meeting): Andrew Castle, Nigel Blood, Dale & Linda Lewis, Ian Walker

1. **Apologies:** Cllr Rotherford (JR)
2. **Declarations of Interest:** None declared at the meeting
3. **Minutes of a meeting held on 12th March 2025**

Proposal	Proposer	Seconder	Resolution
To approve and sign the minutes unchanged as a true and accurate record of the meeting	JW	TH	AGREED unanimously

4. **Matters arising from Minutes of 12th March 2025** - None raised

5. **Plans for discussion**

PL/2025/02089 - Householder planning permission - To add a stand-alone double garage with storage above to the side of the property at Mount Pleasant, Cartway, Wedhampton, Devizes, SN10 3QD - AS and JW made a site visit last Thursday with the applicants present. Currently a small building / car port. AS commented that alterations will facilitate changes to the main property to allow elderly relatives easier access / space. JW noted that no objections currently appear on the WC website.

Proposal	Proposer	Seconder	Resolution
To SUPPORT this application	JW	AS	AGREED unanimously

PL/2025/02474 - Householder planning permission - Proposed single storey side extension at Barton House, The Paddock, Urchfont, Devizes, SN10 4SH – JW and AS visited the site. Neighbours have been fully consulted and have no objections. Extension will be in keeping with existing brickwork. AS did not see any issue with the proposals, RH agreed.

Proposal	Proposer	Seconder	Resolution
To SUPPORT this application	JW	PM	AGREED unanimously

PL/2025/02661 - Notification of proposed works to trees in a conservation area - Purple leaf plum (T1) - reduce crown by 2 - 2.5m at THE WELLHOUSE, HIGH STREET, URCHFON, DEVIZES, SN10 4QL- JW commented that this is basically tree maintenance and could see no issue with the proposals.

Proposal	Proposer	Seconder	Resolution
NO OBJECTION to this application	JW	RH	AGREED unanimously

PL/2024/09731 - Householder planning permission - Installation of roof mounted solar panels to 2 single storey sloping roofs at Oakfrith House, The Green, Urchfont, Devizes, Wilts, SN10 4RB – JW and AS visited on Monday this week. One set of panels will be on the main building and one on the garage and basically not widely visible or impacting neighbouring properties.

Proposal	Proposer	Second	Resolution
To SUPPORT this application	JW	SB	AGREED unanimously

PL/2025/03173 - Householder planning permission - Side Extension to replace attached garage at 7 THE ORCHARD, URCHFONT, DEVIZES, SN10 4QX – JW and AS visited on Monday this week and met the applicant. The proposed extension to become a utility room will look a lot nicer than now. It includes solar panels which were indicated on the plans but not documented in the application, WC planning are OK with this and will take into account. AS could see no issues with separating the two adjoining garages which will both be made good as part of the requirement, neighbours have been consulted and are in full agreement. RH commented that WC Planning will no doubt ensure structural integrity of the two separated garages.

Proposal	Proposer	Second	Resolution
To SUPPORT this application	JW	AS	AGREED unanimously

PL/2025/02660 - Notification of proposed works to trees in a conservation area - Cherry (T1) - reduce in height 4/5m to upright stem at THE OLD BAKEHOUSE, HIGH STREET, URCHFONT, DEVIZES, SN10 4QL – JW commented that the cherry tree is leaning over significantly, proposed maintenance works will be carried out by Will Corke.

Proposal	Proposer	Second	Resolution
NO OBJECTION to this application	JW	SB	AGREED unanimously

PL/2025/03393 - Notification of proposed works to trees in a conservation area - 1-4 Group of 4 silver birch trees - reduce by 6 metres to just below the previous cuts and shape crowns accordingly 5 silver birch - reduce by 2.5-3 metres and shape crown accordingly 6 ornamental conifer - reduce by 2 metres at CUCKOOS CORNER, CUCKOO CORNER, URCHFONT, DEVIZES, SN10 4RA – AS visited site, they are massive trees and need this proposed maintenance work.

Proposal	Proposer	Second	Resolution
NO OBJECTION to this application	AS	JW0	AGREED unanimously

PL/2025/00394 - Full planning permission - Office to support farming activities at Marsh Barns, Lydeaway, Wiltshire, SN10 3SX – This is basically an amended application at the request of WC Planning, UPC previously supported the original application. AS commented that this building will replace the current weighbridge container office.

Proposal	Proposer	Second	Resolution
To SUPPORT this application	JW	AS	AGREED unanimously

6. Received from Wiltshire Council up until 30th March 2025

PL/2025/01229 - Proposed Works to Trees in a Conservation Area - Purple leaf plum (T1) - Reduce crown by 1-2m, crown clean and crown raise over the road to 5.2m. Norway maple (T2) - Reduce crown by 3-4m to below powerline, crown clean and crown raise over the road to 5.2m Ornamental crab apple (T3) - cut back/reduce limbs to clear phone and powerlines. Western red cedar and self-seeded holly (T4) - dismantle western red cedar to ground level as close to property and heavily leaning limb over road. Fell holly. Holly (T5) - on bank. Fell to ground level and replant bank with hazel. Purple leaf plum (T6) - fell to ground level and replant with a suitable replacement tree at FRIARS COTTAGE, HIGH STREET, URCHFONT, DEVIZES, SN10 4QL - NO OBJECTIO

7. Matters for Report

PL/2023/02372 – Land South of Ballingers – Appeal Decision

The appeal is allowed, and planning permission is granted for an outline application with all matters reserved bar access for the development of up to 21 dwellings, including affordable housing, 4 self-build plots and associated infrastructure at Land South of Ballingers, Urchfont, Wiltshire in accordance with the terms of the application. Further details can be found on the WC website, this decision follows a visit by the appeal inspector to the actual site.

Date of Next Scheduled Meeting: 14th May 2025 as part of the Full Council meeting.