



## **DRAFT Minutes of the Urchfont Parish Council (UPC) Planning Meeting held in Urchfont Village Hall on Wednesday 9<sup>th</sup> July 2025**

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

**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): Simon Veitch, Romana, Willow and Woodrow Corke, Hugo King, Jacqueline Le Baum**

- 1. Apologies: Cllr Moscrop (PM)**
- 2. Declarations of Interest** – None declared at the meeting
- 3. Minutes of a meeting held on 11<sup>th</sup> June 2025**

<b>Proposal</b>	<b>Proposer</b>	<b>Second</b>	<b>Resolution</b>
<b>To approve and sign the minutes as a true and accurate record of the meeting</b>	<b>AS</b>	<b>JW</b>	<b>AGREED with 2 abstentions due to absence.</b>

### **4. Matters arising from Minutes of 11<sup>th</sup> June 2025**

**Notification of Strategic Planning Committee - PL/2023/10332 – Solar Park on Land South of Potterne Park Farm, nr Potterne, Devizes, Wilts, SN10 5QT**

PW confirmed that he had attended the Committee meeting at which the application had been refused. Whilst initially there was no archeological report (which could in itself be grounds of appeal), additional justification was provided confirm the refusal.

### **5. Plans for discussion**

**PL/2025/05130 - Householder planning permission - Erection of a 1.8m high close-boarded timber fence along boundary with No. 22, replacing existing fence at 23 High Street, Wedhampton, Devizes, SN10 3QE**

TH sated that 3 councillors had visited the site and noted that a variation had now been received to increase the height to 2m. He explained that the immediate neighbour had put in an application 12 months ago which resulted in ongoing discussion between the two properties disputing the line of the fence, including several interactions with solicitors. The submitted plans are said to not represent the agreed continued height of the fence and also that the neighbour at No 22 has concerns that a 6 inch dip in the fence opposite her neighbours window compromises her privacy. TH expressed the view that he did not believe Council should support the current application until the ongoing disputes are resolved.

<b>Proposal</b>	<b>Proposer</b>	<b>Second</b>	<b>Resolution</b>
<b>To OBJECT to this application. In view of the ongoing legal dispute over the fence between No 22 and No 23, the Council is not in a position to support this application.</b>	<b>TH</b>	<b>JR</b>	<b>AGREED unanimously</b>

**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**

TH stated that a version of this application had been submitted back in March and was supported by the Council. Three councillors visited this week and noted that the latest proposal increases the size of the building but does still not impact on any neighbouring properties. The WC planning website records three representations all supporting the application.

Proposal	Proposer	Seconded	Resolution
To SUPPORT this application	TH	JW	AGREED unanimously

**PL/2025/05352 - Householder planning permission - Single storey side and rear extension at 28 Crooks Lane, Urchfont, Devizes, SN10 4SW**

The applicant Simon Veitch was invited to speak, he confirmed that he consulted with all his neighbours and that they are content with his proposal. TH confirmed that 3 councillors had visited the site to view this relatively small extension which will replace a current lean to. JR commented that this will be an improvement to a poorly constructed property. There are no representations on the WC Planning website.

Proposal	Proposer	Seconded	Resolution
To SUPPORT this application	TH	AS	AGREED unanimously

**6. Received from Wiltshire Council up until 29th June 2025**

**PL/2025/04159** - Proposed Works to Trees in a Conservation Area - T1 Multiple Leyland trees within conifer hedge along boundary. Patches of dead appearing where contractors have cut back too hard in the past. The hedge has outgrown the site and can't be reduced back any more without risk of dieback. Remove to ground level in Autumn when all nesting has finished and replace with native Beech or Hornbeam hedge this coming winter at LITTLE OAKFRITH, 6 PEPPERCOMBE CLOSE, URCHFONT, DEVIZES, SN10 4QS – **NO OBJECTION**

PL/2025/04201 - Proposed Works to Trees in a Conservation Area - Willow tree - Pollard to 4-5m, Four Lawson Cypress trees – Fell at ROSE COTTAGE, GREENGATE ROAD, WEDHAMPTON, DEVIZES, SN10 3QB – **NO OBJECTION**

**7. Matters for Report**

**PL/2024/07035 Appeal by Gaiger Brothers Site Address: Urchfont Garage, High Street, Urchfont , Devizes, Wiltshire, SN104QH which has been allowed** - PW expressed bitter disappointment and dismay that Brian Matthews MP had withdrawn his original letter to the Secretary of State challenging the appeal decision. The Council and Community had urged the MP to write because it was felt that the Appeal Inspector's report and decision on the grounds that it did not take a fully balanced view of the circumstances, including the value of the garage business to the Village. JW commented that she did not believe that the MP had consulted the garage owner or PW before withdrawing the letter, she wondered whether he had just consulted Gaiger's or the land owner. SB commented that the MP has clearly not listened to members of the community and there concerns as he should as their MP. PW confirmed that all stages of the process are now complete and that nothing more can be done. RH thanked PW on behalf of the Council for his assistance and perseverance in trying to overturn the appeal decision.

**Date of Next Scheduled Meeting: 13<sup>th</sup> August 2025 as part of the Full Council meeting.**