

St Paul Malmesbury Without Parish Council

Report #05.1

May Planning Summary

Applications Determined

No	Address	Description	Reference
583	Bluewood, Filands Farm, SN16 9JN	Change of use from annexe to separate residential dwelling, creation of a new access and associated works Submission: Objection Decision: Refuse on the 26/04/22	PL/2021/03697
627	10 Milbourne Lane, Milbourne, SN16 9JH	Proposed demolition of existing garage and garden room, construction of a single storey extension and two storey side extension to provide modern living accommodation and additional master suite Submission: Objection Decision: Approve with conditions on the 12/05/22	PL/2022/00480
629	Lawn Farm, Grange Lane, SN16 0EP	Erection of a straw store Submission: No objection Decision: Approve with conditions on the 18/05/22	PL/2022/00707
634	Home Farm, Burton Hill, SN16 0EW	Notification for Prior Approval Part 3 Class R: Agricultural buildings to flexible commercial use (Retail / Cafe with ancillary Storage) Submission: Objection Decision: Refuse on the 05/05/22	PL/2022/02070
635	9 Milbourne Park, Milbourne, SN16 9JE	Single storey side extension with a new pitched roof to be extended over existing side extension that was approved in 1991 Submission: No objection Decision: Approve with conditions on the 18/05/22	PL/2022/02387
637	Honey Cottage, Milbourne Lane, SN16 9JQ	Proposed Two Storey Extension and alterations Submission: No objection Decision: Approve with conditions on the 10/05/22	PL/2022/02483

Applications to be reviewed

No	Address	Officer	Description	Reference	Consultation Date
636	Southfield Farm Lea, SN16 9NF	Perry Lawson	Proposed battery storage facility. The use of the site would change from agricultural to energy infrastructure	PL/2022/02178	22 nd Apr
638	Land to the rear, Radnor Arms, Corston SN16 0HD	Germaine Asabere	Erection of a self-build dwelling	PL/2022/03214	26 th May
639	Firs Farm, Milbourne, SH16 9JA	Perry Lawson	Barn extension	PL/2022/03218	1 st Jun
640	22 Haddon's Close, Foxley Rd, SN16 0JG	Callan Powers	Demolition of the existing garage and erection of a replacement garage	PL/2022/03046	2 nd Jun
641	6 Quarry House Corston SN16 0HJ	Michael Akinola	Changes to garage doors and fenestration	PL/2022/03713	10 th Jun

	Recommendations
636	<p>I understand that due to the volume of objections to this application the Developer has indicated that it will be withdrawn, and discussions held with the landowner to identify a less contentious site, and then resubmitted. Notwithstanding the Council should submit a comment. Taking a lead from the presentations at the Action Group's open meeting on the 13th, I believe our comments should - support the principle of renewable energy but oppose the application of the grounds of its harmful visual impact upon the village of Lea, the loss of agricultural land particularly at this time of uncertainty over food security, the unacceptability of the highway arrangements, the use of redundant brownfield sites as a first option, the need for a WC (Government) policy on the number and siting of these facilities. Given that the application is likely to be withdrawn, I suggest a submission based on the above issues.</p>
638	<p>The location has been visited twice and conversations had with all the potentially affected neighbours in addition to the applicants. Corston is classified as a 'small' village where development is limited to infill within the existing built area, hence WC Core Policy 2 & 13 apply. The pre-application advice in 2020 suggested a refusal would be likely, however the arguments set out in D&A statement paras 6.2 to 6.17 suggest that there are few grounds for such a view. Despite the objections from the two residents of the same property, Andy and I have formed the view that these are not so harmful to warrant our opposition to the proposal. I believe we should offer no objection to the application and seek the agreement of Cllr Smith to call it to committee if the officer was minded to refuse it.</p>
639	<p>There appear to be no neighbour amenity issues as the site is a significant distance from any residential properties, I suggest no objection.</p>
640	<p>There appear to be no neighbour amenity issues, I suggest no objection.</p>
641	<p>There appear to be no neighbour amenity issues so provided the loss of a garage space still provided for 3 parking places in the site, I suggest no objection.</p>