



## Lyneham and Bradenstoke Parish Council

### Planning Committee Report

Date: 6<sup>th</sup> April 2022

This report does not include any applications or decisions made in the last 5 days. Verbal updates will be provided at the Parish Council Meeting, if required

The Planning Committee of Lyneham and Bradenstoke Parish Council has not had to meet over this past month

### [New Applications Received in the Parish since the last meeting](#)

These are application that have been made to and accepted as valid by Wiltshire Council, the Planning Inspectorate or the Secretary of State and are open to Consultation

[PL/2022/00699](#)

**Proposal**

Single story rear extension

**Site Address**

Hales Lodge, Preston Lane East, Preston, SN15 4DU

**Application Type**

Householder Planning Permission

**Deadline**

21<sup>st</sup> April 2022

[PL/2022/01779](#)

**Proposal**

Erection of a strength and conditioning (S & C) facility contained within a single storey (sectional, removable structure) located on an existing hardstanding area

**Site Address**

MOD Lyneham,  
Calne Road, Lyneham, Chippenham  
SN15 4XX

**Application Type**

Prior approval Part 19 Class TA: Development by the Crown on a closed defence site

**Deadline**

8<sup>th</sup> April 2022 Extension Approved

[PL/2022/01787](#)

**Proposal**

Removal of single storey flat roof garage to side. New 2 storey side extension to include garage and single storey rear extension.

**Site Address**

9 ARGOSY ROAD, LYNEHAM  
CHIPPENHAM, SN15 4AP

**Application Type**

Householder Planning Permission

**Deadline**

13<sup>th</sup> April 2022 Extension Requested

[PL/2022/02216](#)

**Proposal**

Erection of 2no. detached dwellings and garages (Plot A and Plot B) on Plot 2 of planning permission ref; 16/09372/FUL and on part of the garden of 79 The Green, Lyneham, Wiltshire, SN15 4PD

**Site Address**

Plot 2 of planning permission ref; 16/09372/FUL and on part of the garden of 79 The Green, Lyneham, SN15 4PD

**Application Type**

Full planning permission

**Deadline**

16<sup>th</sup> April 2022

[PL/2022/02268](#)

**Proposal**

Demolition of existing residential dwelling, car repairs garage and associated outbuildings and

the erection of two dwellings and associated works

**Site Address**

Park Farm Bungalow, Barton Close,  
Bradenstoke, Chippenham, SN15 4EZ

**Application Type**

Full planning permission

**Deadline**

21<sup>st</sup> April 2022

[PL/2022/02224](#)

**Proposal**

Variation of Conditions 3 and 5 of 19/00670/FUL (Demolition of existing dwelling, garage, workshop and erection of detached two storey dwelling, garage with associated works).

**Site Address**

The Bungalow, The Banks, Lyneham, SN15 4NT

**Application Type**

Removal/variation of conditions

**Deadline**

21<sup>st</sup> April 2022

[PL/2022/02301](#)

**Proposal**

Ground Floor Sunroom to side of House 5,4m x 5 m

**Site Address**

1 The Banks, Lyneham, Chippenham, SN15 4NT

**Application Type**

Full Planning Permission

**Deadline**

4<sup>th</sup> May 2022

**[Enforcement Notices](#)**

These are enforcement notices by Wiltshire Council that the Parish Council has been made aware of (Note: the portal does not currently display updates and information).

ENF/2022/00014 **Site Address**  
Land South West Of Lilybrook House, Bowds Lane, Lyneham

**Complaint**  
Unauthorised formation of track/roadway

**Status**  
Unknown (not on Portal)

ENF/2021/01023 **Site Address**  
Clackhill Yard, Bradenstoke

**Complaint**  
Unauthorised erection of fences & gates over 2 metres in height

**Status**  
Unknown (not on Portal)

### [Decided Applications since the last meeting](#)

These are applications that Wiltshire Council, the Planning Inspectorate or the Secretary of State have made a decision.

[APP/Y3940/W/20/325](#) [3204](#) – Application Appeal – Allowed.  
[19/03199/OUT](#) Land At Green Farm, Chippenham Road, Lyneham,  
Chippenham, Wiltshire, SN15 4PA

Outline planning application for the demolition of agricultural buildings and the erection of up to 200 dwellings, up to 2,600m<sup>2</sup> of B1 Business and up to 600m<sup>2</sup> of D1 community uses as well as public open space, landscaping, and sustainable drainage system (SuDS) and vehicular access point from Chippenham Road. All matters reserved except for means of access.  
[ALLOWED]

[PL/2021/11754](#) **Site Address**  
8 Bakers Field, Lyneham, Chippenham, SN15 4NN

**Proposal**  
Erection of conservatory

**Application Type**

Household Planning Permission

**Council Response**

No Objection

**Outcome**

Approve with Conditions

[PL/2022/00648](#)

**Site Address**

Lyneham Farm  
Hilmarton Road  
Lyneham  
SN11 9JB

**Proposal**

Proposed detached single garage

**Application Type**

Full Planning Permission

**Council Response**

No Objection

**Outcome**

Approve with Conditions

[PL/2022/01061](#)

**Site Address**

Lyneham Farm  
Hilmarton Road  
Lyneham  
SN11 9JB

**Proposal**

Proposed detached single garage

**Council Response**

No Objection

**Outcome**

Approve With Conditions

[PL/2022/01308](#)

**Site Address**

114 Bradenstoke Abbey East C129 To Holloway,  
Bradenstoke, SN15 4ES

**Proposal**

Full removal of two non-native Spruce trees that have become dangerous with exposed roots

**Application Type**

Notification of proposed works to trees in a conservation area

**Council Response**

No Objection

**Outcome**

Approved No Objections

[PL/2021/09817](#)

**Site Address**

Land at Pound Farm, South View, Lyneham

**Proposal**

Approval of Reserved Matters pursuant to outline planning permission 20/02387/OUT for residential development of 50 dwellings and provision of land for D2 use; including the creation of new vehicular access, public open space, landscape planting, pumping station, surface water attenuation and associated infrastructure.

**Application Type**

Approval of reserved matters

**Council Response**

Object

**Outcome**

Planning Permission Granted

**[Open Applications \(Still awaiting Decision\)](#)**

These are application that Wiltshire Council, the Planning Inspectorate or the Secretary of State have yet to make a decision.

[PL/2021/03235](#)

**Site Address**

Land at Rosehill Close, Bradenstoke, SN15 4LB

**Proposal**

Construction of four dwellings and associated works

**Council Response**

Object (See Meeting Minutes for full objection)

[PL/2021/11175](#)

**Proposal**

Outline planning application (all matters reserved except means for access only in relation to a new point of access into the site) for residential development for up to 56 dwellings, including the creation of a new vehicular access, public open space, landscape planting, pumping station, surface water attenuation and associated infrastructure

**Site Address**

Land North of Webbs Court, Lyneham

**Deadline**

30<sup>th</sup> December

**Council Response**

Object

Pound Farm Development Phase 2. This Planning application should be denied for the following reasons. In accordance with the current Wiltshire Core Strategy (WCS) this planning application fails to meet even the most basic criteria. The Parish of Lyneham and Bradenstoke is a rural community consisting of a large village and a small village (as identified in the WCS). The WCS also states that development in large villages will be of 10 units or fewer. This number can be increased if there is a 'demonstrable need' within the community for such a development. There is no such need within the community. This proposed development is also on Greenfield and is outside the existing settlement boundary. Once again, in the WCS, it states that developments on Greenfield or developments that will expand the settlement boundary will only be allowed if there is a 'demonstrable need' in the community and the development is for Social/affordable housing only. THERE IS NO SUCH NEED. Wiltshire Council manage a list of people that are looking for housing in various areas and for our Parish, that list contains 7 names. There are plans currently in place for Green Square to redevelop St. Michael's Close.

That redevelopment will more than accommodate those names. There is also no requirement from Wiltshire Council for further development in our village to meet its strategic housing aims. A number of housing surveys have been carried out and there is absolutely no demonstrable need for a development of this size. Recently planning has been granted for 50 houses at the rear of Pound Close and another 200 are planned at Green Farm. This is in direct contravention of the Wiltshire plan. A Planning Officer comment on Green Farm was that it was in breach of Wiltshire policies, but it was not valued landscape. It may not be to you but to local people it was. As is the field in question with this application. This is not only an application for just this parcel of land but a rolling attempt to totally change the village of Lyneham. As has happened in other areas of Wiltshire, one planning application follows another until we see the total change in our village. Please do not let this happen. You have a responsibility to the villagers of Lyneham and Bradenstoke to treat us fairly and not to totally disregard our request. Please maintain Lyneham and Bradenstoke so that in years to come we will still be rural villages. There is an absolute need to protect Lyneham's landscape, the distinct character of the village, and its rural spaces. This is also identified in the Wiltshire Infrastructure Delivery Plan 3 2011 – 2026 (2016) which makes it clear that where villages within the parts of the Royal Wootton Bassett Community area (in which Lyneham falls), the identity, character and settings of these settlements should be protected. There is no requirement or need for this size of development in the village. How many times must we go through this process to make this clear!

[PL/2021/11690](#)

**Proposal**

Development of 3 single living accommodation blocks to accommodate the relocation of personnel and operations. Brick appearance and pitched roofs with photovoltaic panels, associated cycle stores, bin stores and boot wash facilities.

**Site Address**

MOD Lyneham, Calne, Road, Lyneham, Chippenham, Wilts, SN15 4XX

**Application Type**

## Full Planning Permission

### **Council Response**

#### Comment

The Parish Council felt the following issues needed to be addressed. The Council felt that the building could be moved further back as the MOD had a lot of space. The Council queried which water service they would be connected to and what effect to the residents of L&B this would have. The Council also felt that there would be an increase in traffic to and from the site. Although the request points out the bus and train services in the area, this is unlikely considering the user types. Major McDavid from the MOD (present at the Parish Council Meeting) was asked to find out whether there was a separate water supply. The Council asked if the car park lighting could be reduced, and the car park not built behind it as it would cause light pollution into Baker's Field.

[PL/2022/01451](#)

### **Site Address**

Solitaire, Farthing Lane, Lyneham, Chippenham, SN15 4PF

### **Proposal**

New detached dwelling on land at 'Solitaire, Farthing Lane'

### **Application Type**

Full planning permission

### **Council Response**

1. The road down Farthing Lane is in regular use by dog walkers and ramblers. Maybe the road signage would need to be changed to indicate this.
2. The road is in a poor state of repair, it would be good if this could be renewed after the construction phase. Wiltshire please note.
3. The house is of a good size, but the garden is small. The size of the garden is not in keeping with the size of a country house. Why is the original plot not being cut in half? Or does this leave it open for further development to build another house.
4. It seems strange that the rear of the property does not go to the original fence line. If this is to stop the trees from being felled, would it not be easier to put in a covenant It would be good if the applicant could revise the plans to allow

for a larger garden. At least to the rear of the property if not also to the north.

### Non-Statutory Consultations

These are Consultations that are “voluntarily” given but are rolled out by UK Government Policies, such as Telecoms, road repairs, etc and as such we have no statutory input.

### Withdrawn Applications

These are applications that the applicant has withdrawn but may be resubmitted at a later date.

[PL/2022/00830](#)

**Site Address**

17 The Banks  
Lyneham  
Chippenham  
SN15 4NS

**Proposal**

Proposed Domestic Garage / Storage

**Application Type**

Householder planning permission

**Council Response**

Object - The Parish Council does not feel the domestic garage is in keeping with the area.

**Outcome**

Withdrawn By Applicant

### Future Applications

These are applications that have yet to be submitted to Wiltshire Council or the Planning Inspectorate for consideration.

None