



Box Parish Council

18th August 2026

MINUTES OF A MEETING OF THE PLANNING COMMITTEE at 6.15pm on 17th August 2026 at BOX PAVILION

Councillors Present:

Cllr S Roche (Chair)
Cllr R Haslett (Vice Chair)
Cllr N Botterill
Cllr R Davies
Cllr D Celerier
Cllr R Leach
Cllr P Suchley
Cllr T Walton

Clerk – S Vickery

1. **Apologies** for absence were received from Cllr R Duncan.
2. **Declaration of interests** relating to items on the Agenda. Cllr D Celerier has a planning application for consideration.
3. **Public Question Time.** There were no members of the public present.
4. **Minutes of the Previous Meeting.** The minutes of the Planning Committee dated 30th July 2026 were submitted and agreed.
5. **Planning Applications** considered.

Reference:	PL/2026/04155 - Householder planning permission
Site Location:	5 The Tynings, Box Hill, Corsham, SN13 8HQ
Proposal:	Installation of solar photovoltaic panels to the south-west facing roof of the main dwelling and the roof of the rear extension, together with the demolition of an existing dilapidated workshop and erection of a replacement workshop incorporating a biodiversity tower and associated ecological enhancements.
Applicant Name:	Phoenixc4i Ltd
Officer Name:	Victoria Blackmore
Respond By:	14 August 2026

There were some question on the right of way. Construction of the proposed biodiversity Tower and Workshop was discussed. The solar panels on the roof was also covered and the siting of bat boxes.

Resolved: No Objection.

Reference:	PL/2026/04635 - Householder planning permission
Site Location:	TUNNEL THROW COTTAGE, BOX HILL, CORSHAM, SN13 8ES
Proposal:	Amendments to the existing garage roof to increase internal space.
Applicant Name:	Mrs Alison Bond
Officer Name:	Gemma Thorp
Respond By:	3 September 2026

Resolved: No Objection.

Application No:	PL/2026/03168
Application Type:	Householder planning permission
Proposal:	Erection of dormer window to the rear aspect, single storey ground floor rear extension. Formation of Parking space with garden room below.
Site Address:	1 High Street, Box, Corsham, SN13 8NB
Applicant:	Mr Jacob Flint

Acknowledge concerns of the neighbours with overlooking.

Resolved: No Objection subject to not over-looking.

Reference:	PL/2026/04226 - Full planning permission
Site Location:	Folly Cottage Stables, Lower Rudloe, Corsham, SN13 0PB
Proposal:	Reconstruction of existing stable block as holiday let accommodation necessitated by structural deficiencies identified during implementation of approved conversion
Applicant Name:	Mr and Mrs P Baker
Officer Name:	Lucie Turner
Respond By:	25 August 2026

Resolved: No objection.

Reference:	PL/2026/04808 - Notification of proposed works to trees in a conservation area
Site Location:	1 BEAR COTTAGES, HIGH STREET, BOX, CORSHAM, SN13 8NS
Proposal:	T1 - Amelanchier tree - fell
Applicant Name:	Miss Ruth Morrison
Officer Name:	Sue Morgan
Respond By:	22 August 2026

Resolved: No Objection.

6. Planning Decisions noted:

Reference:	PL/2026/03124 - Lawful development: Existing use
Site Location:	Wormcliffe House, Wormcliffe Lane, Kingsdown, Corsham, SN13 8AR
Proposal:	Certificate of lawfulness (existing use) confirming that the Phase 1 works have been carried out pursuant to planning permission PL/2022/07999
Applicant Name:	Mr P Hooft
Officer Name:	James Webster
Decision Date:	7 August 2026
Decision:	Approve

Reference:	PL/2026/03946 - Lawful development: Proposed use
Site Location:	Broadlands, Ashley, Box, Corsham, SN13 8AN
Proposal:	Single storey rear extension
Applicant Name:	Mr & Mrs Hall
Officer Name:	Helen Burns
Decision Date:	27 July 2026
Decision:	Approve

Note: Appeals and Enforcements should be considered in this section.

7. Box Parish Neighbourhood Plan (BPNP).

- a. The Chair explained the next steps in the BPNP and how this leads to the Reg 14 consultation. The role of the Planning Committee was explained in light of the new NPPF and the developing WC Local Plan. There was a discussion on material in the public domain. The Full Council Chair gave further context for the Committee. Documents on next steps BPNP would be forwarded shortly.
- b. Cllrs asked about the approximate timeline and would appreciate an early summary.

8. Items of **Correspondence**. Nil.

9. Items of report and **future Agenda** items. Nil.

10. Date of next meeting – prior to Full Council on 27th August 2026. The meeting closed at 7pm.

Signed and dated by the Chair.....