



# Melksham Town Council

Town Hall, Market Place, Melksham, Wiltshire, SN12 6ES

Tel: (01225) 704187

Acting CEO/Town Clerk Miss Hayley Bell

To: Councillor S Rabey (Chair)  
Councillor R Cleary (Vice Chair)  
Councillor P Alford  
Councillor P Aves  
Councillor G Elson  
Councillor A Griffin  
Councillor C Stokes

26<sup>th</sup> August 2025

Dear Councillors

In accordance with the Local Government Act (LGA) 1972, Sch 12, paras 10 (2)(b) you are summoned to attend the **Economic Development & Planning Committee** meeting of the Melksham Town Council.

The meeting will be held in the council chamber at the Town Hall, Market Place, Melksham, Wiltshire, SN12 6ES

Date: Tuesday 2<sup>nd</sup> September 2025

Time: 19:00

Members of the public and press are welcome to attend the meeting in person or online and a period of public participation will take place during the meeting, limited to 3 minutes per person and no more than 30 minutes in total.

If you wish to ask a question online please join via Teams on this link <https://tinyurl.com/25ak8bxx>.

Yours sincerely

Miss Hayley Bell - Acting CEO/Town Clerk

**Melksham Town Council**  
**Economic Development & Planning Committee**

**Tuesday 2<sup>nd</sup> September 2025**

**At 19:00**

In the exercise of Council functions. Members are reminded that the Council has a general duty to consider Crime & Disorder, Health & Safety, Human Rights and the need to conserve biodiversity. The Council also has a duty to tackle discrimination, provide equality of opportunity for all and foster good relations in the course of developing policies and delivery services under the public sector Equality Duty, Equality Act 2010.

**AGENDA**

**1. Apologies**

To receive apologies for absence.

**2. Declaration of Interest**

To receive any Declarations of Interest in respect of items on this agenda as required by the Code of Conduct adopted by the Council.

Members are reminded that, in accordance with the Council's Code of Conduct, they are required to declare any disclosable pecuniary interest or other registrable interests which have not already been declared in the Council's Register of Interests. Members may however, also decide, in the interests of clarity and transparency, to declare at this point in the meeting, any such disclosable pecuniary interests which they have already declared on the Register, as well as any other registrable or other interests.

**3. Public Participation**

Members of the public are invited to attend the meeting and address the council.

Members of the public are requested to send their question to [ceo@melksham-tc.g.uk](mailto:ceo@melksham-tc.g.uk) by noon on the working day before the meeting. This will make it more likely that we will be able to answer your question on the night. You should still attend the meeting, in person or online, to ask your question.

**4. Minutes**

To approve the Minutes of the Economic Development & Planning Committee meeting held on Tuesday 12<sup>th</sup> August 2025.

**5. Planning Considerations**

Members to note that when responding to planning applications consideration should be given to the Melksham Joint Neighbourhood Plan, the Wiltshire Core Strategy and the National Planning Policy Framework (NPPF).

## 6. Planning Applications

To comment on the following planning applications

### 6.1 PL/2025/06322

[PL/2025/06322](#) - Householder Application

**Address:** 4 Granville Road, Melksham, SN12 8AN

**Proposal:** Proposed removal of existing rear Conservatory and erecting single storey side and rear extension. Converting and connecting single detached garage into footprint.

**Respond By:** 03 September 2025

### 6.2 PL/2025/06407

[PL/2025/06407](#) - Works to a Listed Building

**Address:** 9 Church Walk, Melksham, SN12 6LY

**Proposal:** Re-submission of PL/2025/02810 to to switch a door with a window on the south west elevation of the existing single storey rear extension

**Respond By:** 12 September 2025

## 7. Planning Decisions

To note the following planning decisions

### 7.1 PL/2025/04387

[PL/2025/04387](#) - Householder Application

**Address:** 11 HEATHER AVENUE, MELKSHAM, SN12 6FX

**Proposal:** Proposed Two Storey Side & Rear Extension

**Decision Date:** 05 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No objection, having noted amendments to application and that it might be called in.

### 7.2 PL/2025/04422

[PL/2025/04422](#) - Householder Application

**Address:** 1 LONGFORD ROAD, MELKSHAM, SN12 6DH

**Proposal:** Replacement Ancillary Outbuildings

**Decision Date:** 05 August 2026

**Decision:** Withdrawn by Applicant

**MTC Decision:** Object.

### 7.3 PL/2025/04837

[PL/2025/04837](#) - Householder Application

**Address:** 30 CHURCHILL AVENUE, MELKSHAM, SN12 7JN

**Proposal:** Proposed First Floor Rear Extension

**Decision Date:** 06 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No objection

#### **7.4 PL/2024/07097**

##### **PL/2024/07097** - Outline Planning Permission

**Address:** Land South of Snarlton Farm, Snarlton Lane, Melksham, SN12 7QP

**Proposal:** Erection of up to 300 dwellings (Class C3); land for local community use or building (incorporating Classes E(b), E(g) and F2(b) and (c)); open space and dedicated play space and service infrastructure and associated works on land South of Snarlton Farm (Outline planning application with all matters reserved except for two pedestrian and vehicle accesses (excluding internal estates roads) from Eastern Way) - Resubmission of PL/2023/07107)

**Decision Date:** 05 August 2025

**Decision:** Refuse

**MTC Decision:** Sept 2024 – Object and support position of MWPC. June 2025 – Noted but no comment.

#### **7.5 PL/2025/04086**

##### **PL/2025/04086** - Full Planning Permission

**Address:** St Andrews Church Hall, Church Lane, Melksham, SN12 7EF

**Proposal:** Change of use to ancillary living accommodation and associated works

**Decision Date:** 13 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No objection

#### **7.6 PL/2025/04158**

##### **PL/2025/04158** - Full Planning Permission

**Address:** Melksham Football and Rugby Club, Eastern Way, Melksham, SN12 7GU

**Proposal:** To enable the area of land known as Melksham Rugby and Football club, to hold a temporary music event only for the 20th and 21st June 2025 with associated temporary structures built for the event.

**Decision Date:** 11 August 2025

**Decision:** Refuse

**MTC Decision:** Object due to concerns about the time constraints around this application and the event not allowing time to make a reasoned and informed decision.

#### **7.7 PL/2025/03207**

##### **PL/2025/03207** - Works to a Listed Building

**Address:** Melksham House, 27 Market Place, Melksham, SN12 6ES

**Proposal:** Installation of 4 x signage

**Decision Date:** 18 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No objection

**7.8 PL/2025/03643**

**PL/2025/03643** - Advertisement Consent

**Address:** Melksham House, 27 Market Place, Melksham, SN12 6ES

**Proposal:** Installation of 4 x signage

**Decision Date:** 18 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No Objection

**7.9 PL/2025/05589**

**PL/2025/05589** - Householder Application

**Address:** 53 ST MICHAELS ROAD, MELKSHAM, SN12 6HN

**Proposal:** Proposed single storey rear extension and cladding

**Decision Date:** 21 August 2025

**Decision:** Approve with Conditions

**MTC Decision:** No objection

**8. Provision of Wayfinding Signs**

Email from Wiltshire Council

We currently have around £13k in Section 106 monies for cycle and pedestrian signing in and around the town. The monies expire on 01/11/26 and issue has been knocking around for some time.

I think we'll be hard pressed to send £13k on cycle signing in the town as most is not that old.

Mark Stansby has suggested we could look at some new / upgraded wayfinding signs such as ornamental finger posts etc.

Is there anything the town council would like to see?

For discussion and decision.

**9. Temporary Road Closure Notifications**

**9.1 B3107, Holt**

**9.2 Dunch Lane, Melksham**

**10. Parish Steward**

To consider jobs to be undertaken by the Parish Steward