

Donhead St Mary Parish Council



Minutes of the Extraordinary Parish Council Meeting held in The New Remembrance Hall, Charlton on **Saturday 12th April 2025 at 9:00am**

Present: Cllr. Thomas Rossiter (meeting chair)
Cllr. Roger Brake Cllr. Bruce Hibbert
Cllr. Ros Rogers Cllr. Eric Adams
Cllr. Phoebe Fortescue

In Attendance: Cllr. Richard Budden (Wiltshire Councillor)
Mr Simon Pritchard (The Parish Clerk)

Members of the Public in Attendance: Two

In the absence of the council's chairperson, the Parish Clerk invited nominations as to who would chair the meeting

Cllr Fortescue proposed that Cllr Rossiter be appointed as the meeting chair, seconded by Cllr Adams. There were no other nominations. It was therefore resolved unanimously that Cllr Rossiter be appointed to chair the meeting.

Public Comments:

- A resident spoke against the application, stating that it appears to contravene Wiltshire Council's planning policy.

Cllr Budden, Wiltshire Council:

- Cllr Budden has asked for the application to be called into the Wiltshire Council's Planning Committee, if the Planning Officer is minded to approve the application.
- Cllr Budden noted that by the time it is called in (if it is) he will no longer be a Wiltshire Councillor
- The application is on land that is outside of the approved settlement boundary.
- The Grove Arms Inn next door is a listed building.
- There are traffic issues concerns.
- Cllr Budden has talked to key Officers. An application on this site was turned down before.
- While there is a push in Wiltshire to build houses, the feel is that this is opportunistic.
- The application heritage statement seems to demonstrate a history of a building in that location, but the Wiltshire Council Heritage Officer isn't convinced that there is enough information
- The Wiltshire Council Highways Officer has now been made aware of the residents speeding concerns in this area.

Item no:

74 **APOLOGIES FOR ABSENCE:**

A. To Receive any Apologies for Absence:

- Cllr. Mark Matthews
- Cllr. Paul Dewey
- Cllr. John Feltham (Council Chair)
- Cllr. Lin Walker

B. Acceptance of Apologies for Absence:

It was agreed to accept the apologies received. No apologies had been received from Cllr Wright, it was noted that as the May elections are just a few weeks away, it could be confusing as to who now makes up the council. The Parish Clerk confirmed that the current membership stays in place until the 1st of May.

75 **Declarations of Pecuniary Interests & Dispensations:**

Cllr Rossiter declared an interest, as he owns land at the top of the hill.

76 **Planning, Tree & Licensing Applications:**

Application No:	PL/2025/02555
Application Type:	Full planning permission
Proposal:	Erection of two dwellings
Site Address:	Land to west of Grove Arms, Ludwell Hill, A30, Ludwell, SP7 9ND

The council debated the application. Various points both for and against were made during this debate, some of which are summarised below:

- Not convinced that the addition of two homes will contribute that much to the traffic.
- Noted they are to be family homes with no garden space.
- The new local plan that was consulted on just 18 months ago didn't propose increasing the size of the development boundary envelope.
- The Grove Arms Inn is the most significant building in the Village and the application needs to take this into account.
- Landscaping on the site would appear to be challenging, a large lump of hillside would have to be removed.
- Sight lines coming down the A30 hill would be a problem.
- Seems to be a good location for a family home, has good access to local amenities by foot.
- More housing in the Village could make traffic be more respectful of the speed limit
- Concern that a precedent could be set by building outside of the settlement boundary.
- The plans that have been submitted are rather poor, even after making a site visit it is hard to envisage how the buildings would sit.
- The mains sewer comes down the field to the west of the proposed site and any excavations/digging could potentially cause a leak in the sewer pipe.
- Recognise the need for new homes locally.

<p>It was proposed by Cllr Brake that the Parish Council Object to the planning application based on the lack of information available on the scale of the proposal, and that the Parish Council require more information. Seconded by Cllr Fortescue. Vote: 2 in favour, 3 against. The motion fell.</p> <p>It was proposed by Cllr Rogers that the Parish Council has no objection to the application, providing the Wiltshire Council Heritage Officer also doesn't object to the application. Seconded by Cllr Hibbert. Resolved 3 in favour, 2 against.</p> <p>After the motion had passed, Cllr Rossiter, who had not used a vote, indicated that he would have voted for Cllr Rogers motion.</p>
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Meeting closed 9:49am