



Delivering a brighter, greener future for all

MINUTES
of the Planning Advisory Committee
held on Monday 13th October 2025 at 7.00pm
at
Warminster Civic Centre, Sambourne Road,
Warminster BA12 8LB

Membership:

Cllr Allensby (West) Vice Chairman	*	Cllr J Kirkwood (Broadway)	*
Cllr Carter (West)	A	Cllr Lee (Broadway)	*
Cllr Hawker (West)	*	Cllr Robbins (East)	*
Cllr Keeble (West) Chairman	*		

Key: * Present A Apologies AB Absent

In attendance:

Officers: Tom Dommett (Town Clerk), Judith Halls (Deputy Town Clerk).

Attendees:

Visiting Councillors: Cllr Stephen Kirkwood

Members of the press: None

Members of the public: One

PC/25/054 Apologies for Absence
Apologies were received from Cllr Carter.

PC/25/055 Declarations of Interest
There were no declarations of interest under Warminster Town Council's Code of Conduct issued in accordance with the Localism Act 2011

PC/25/056 Minutes
PC/25/056.1 The minutes of the meeting held on Monday 15th September 2025 were approved as a true record and signed by the chairman.

Signed.....Date.....

PC/25/056.2 There were no matters arising from the minutes of the meeting held on Monday 15th September 2025.

PC/25/057 Chairman's Announcements

There were no announcements from the chairman.

PC/25/058 Questions

There were no questions submitted by members before the meeting.

Standing Orders were suspended at 7:05pm for public participation.

PC/25/059 Public Participation

Cllr Stephen Kirkwood spoke regarding planning application PL/2025/0403 Kennels, Battlesbury Road. In particular he was concerned about how close the site was to the sewage treatment works.

Jack Allensby spoke on PL/2025/04323 Phase 4, Jubilee Gardens. He was particularly concerned about the impact of phosphates on the environment.

Standing Orders were reinstated at 7:10pm following public participation.

PC/25/060 Reports from Unitary Authority Members

There were no reports from Unitary Authority Members.

PC/25/061 Planning Applications

[PL/2025/07124](#) 41 Thornhill Road, Warminster, BA12 8EF

New dwelling with integral garage and access.

Members unanimously objected to the application on the following grounds: The building is not in keeping with Neighbouring properties.

[PL/2025/06434](#) 28 George Street, Warminster, BA12 8QB

Conversion of Ground Floor Salon to 1 bed flat.

It was resolved that there was no objection to the application.

[PL/2025/07502](#) 28 George Street, Warminster, BA12 8QB

Conversion of Ground Floor Salon to 1 bed flat

Listed building consent (Alt/Ext)

It was resolved that there was no objection to the application.

[PL/2025/05312](#) 52 Market Place, Warminster, BA12 9AN

External repairs to facade, including window repairs, re-render with breathable paint, shopfront redecorations, repairs to render mouldings cornices etc, isolated roof repairs, repairs to rainwater goods (replace existing if damaged). Interior repairs to walls, windows and floors.

Listed building consent (Alt/Ext)

It was resolved that there was no objection to the application.

Signed.....Date.....

[PL/2025/07283](#)

7 Barley Close, Warminster, BA12 9LX

Two storey side extension, rear two storey and single storey rear extension and front bay extension and internal alterations.

It was resolved that there was no objection to the application.

[PL/2025/07463](#)

9 Falcon Road, Warminster, BA12 8FX

Insertion of side elevation window and partial conversion of integral garage into home office.

It was resolved that there was no objection to the application.

[PL/2025/04323](#)

Phase 4, Jubilee Gardens, Warminster

Approval of Reserved Matters (Appearance, Landscaping, Layout and Scale) for Phase 4 comprising the Erection of 266 Dwellings, Public Open Space, Landscaping and Associated Infrastructure following Outline Planning Permission 15/01800/OUT

Amended Plans/Additional Information

Members unanimously objected to the application on the following grounds:

The committee supported the comments made by:

The Urban Design Officer

Natural England

The Ecology report

Wiltshire Council Highways

and wanted them resolved prior to approval.

The committee wanted reassurance as to the accuracy of the Nutrient Neutrality Assessment and Mitigation Strategy.

[PL/2025/04603](#)

Kennels, Battlesbury Road, Warminster, BA12 0DL

Convert the old kennels into a children nursery purposes for ages from 9 month - 4 year olds. To introduce open canopies to both sides of the main building, provide external single story timber units within the grounds to accommodate a yurt, an open play barn and 2 compost toilet units, convert the single garage into an admin office and provide staff and customer on-site parking.

It was resolved that there was no objection to the application, but comments were made about the issues close proximity of sewerage works and odour. The lack of car parking also needed to be addressed.

[PL/2025/07617](#)

Ludlow Farm, Bradley Road, Warminster, BA12 7JY

Change of use of former annex and clinic building to separate residential unit (retrospective)

Members unanimously objected to the application on the following grounds: The building was outside the settlement policy boundary.

Signed.....Date.....

PC/25/062 Tree Applications (for noting)

[PL/2025/07136](#)

6 The Homelands, Warminster, BA12 8DX

T1 Sycamore – reduce up to nine long lateral branches that extend out over the roof of number 6 by up to six metres. Thin the crown by up to 20% to match the crown density of the adjacent sycamore tree (T2). T2 sycamore – remove the small diameter central stem to allow a better view of the internal crown. Reduce two long lateral branches that extend over the roof by up to six metres.

Noted.

[PL/2025/07204](#)

1 Shelley Way, Warminster, BA12 8EJ

T1 Oak tree - Reduction of lateral branches on all sides by 1-2 metres. Crown lift up to 4-5 metres. General pruning to round over and balance the trees shape.

Noted.

[PL/2025/07465](#)

Phar Lap, 48a Vicarage Street, Warminster, BA12 8JF

T1 Birch tree - Dismantle the tree, cutting the stump close to ground level.

Noted.

[PL/2025/07594](#)

5 Heronslade, Warminster, BA12 9HR

T1 Sequioa - recently died after monitoring its decline for last 2 months.
Remove to ground level

Noted.

PC/25/063 Communications

Members resolved that there would be no press releases in relation to this meeting.

Meeting closed at 7:55pm.

Minutes from this meeting will be available to all members of the public either from our website www.warminster-tc.gov.uk or by contacting us at Warminster Civic Centre.

Date of next meeting: Monday 17th November 2025.

Signed.....Date.....