

Almondsbury Parish Council

PLANNING COMMITTEE MINUTES

OLD SCHOOL HALL

TUESDAY 15TH OCTOBER 2013 – 7.30PM

Present;

Committee Members

Clr K Burchell	Present	Clr Mrs M Stooke	Apology
Clr C Hilliker	Present	Clr Mrs D Wilson	Absent
Clr R Jones	Apology		

Guest Members

Clr P Hall	Present	Clr Dr A Tubb	Present
Clr Mrs E Rowe	Present		

Clerk; Ms J Gregory

Agenda Item 1; Apologies for absence

Apologies had been received from Cllrs Jones and Mrs Stooke

Agenda Item 2; Declarations of Interest as required by Almondsbury Parish Council Code of Conduct and the Localism Act 2011

No Declarations were made.

Agenda Item 3; Confirm Minutes from the 23rd September 2013

These were agreed as a true and accurate record of the meeting.

Agenda Item 4; Items from the Public relating to Planning Applications (15 minutes in total)

No members of the public were present.

Agenda Item 5; Items from Members relating to Planning Applications (15 minutes in total)

Members made no report

Agenda Item 6; Planning Applications

The following applications were considered and commented upon;

Reference and Officer	Address	Works applied for
PT12/1930/O Sarah Tucker	Land at Wyck Beck Road and Fishpool Hill, Cribbs Causeway South Glos	Mixed use development across 53.80 hectares of land comprising up to 1,100 new dwellings (Use Class C3) a local centre (Use Classes A1, A2, A3, A4, A5, B1, D1, D2), a primary school together with supporting infrastructure and facilities including: new vehicular access with Wyck Beck Road, public open space and landscaping. Outline application including access with all other matters reserved. REVISED PROPOSALS;

		Amended Design and Access Statement, additional info to Design and Access Statement and Addendum to Environmental Statement.
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Comment; APC REMAIN VERY CONCERNED AT THE IMPACT OF TRAFFIC ON THE MOTORWAY AND ALSO THE IMPACT OF TRAFFIC BEING DIRECTED TOWARDS CRIBBS CAUSEWAY/ PATCHWAY. EFFICIENT PUBLIC TRANSPORT INCLUDING A RAILWAY STATION AND CYCLE PATH NEED TO BE CONSIDERED AS DOES PUBLIC SERVICES. FURTHERMORE CONSIDERATION OF A TRAVELLERS SITE.

Reference and Officer	Address	Works applied for
PT13/2146/F Simon Penketh	Land at Catbrain Lane Almondsbury South Glos BS10 7TQ	Erection of amenity Restaurant/ Public House (Class A3/ A4) with ancillary first floor staff accommodation and access, parking, landscaping and associated works. REVISED PLANS; Site Layout, Elevations and Landscaping

Comment; NO OBJECTION

Reference and Officer	Address	Works applied for
PT13/3363/F Jonathan Ryan	Cottage View 1b Gloucester Road Almondsbury South Glos BS32 4HW	Erection of single storey extension to existing day room.

Comment; PLEASE ENSURE ADHERENCE TO THE PLANNING INSPECTORATE'S CONDITIONS OF MAY 2008. APPEAL REF; APP/ P0119/ A/ 08/ 2064396 PLANNING APPLICATION REF; PT07/ 2010/ F

Reference and Officer	Address	Works applied for
PT13/3380/F Simon Penketh	Unit 13A The Venue Cribbs Causeway South Glos	Creation of an external seating area with associated works.

Comment; NO OBJECTION

Reference and Officer	Address	Works applied for
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PT13/3399/F Simon Penketh	Unit 13A The Venue Cribbs Causeway South Glos BS34 5DG	Installation of 5 no. condenser units, extraction fans and air handling unit to roof with associated steelwork and ductwork.
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3401/ADV Griffith Bunce	Unit 13A The Venue Cribbs Causeway South Glos BS34 5DG	Display of 1 no. internally illuminated fascia sign, 1 no. internally illuminated wall sign and 1 no. internally illuminated totem sign.
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3447/F Jonathan Ryan	13B The Venue Merlin Road Almondsbury South Glos BS10 7SR	Installation of 4 no. air conditioning units to roof with associated air vent and duct fans.
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3178/CLE Kirstie Henshaw	Over Farm Over Lane Almondsbury South Gloucestershire	Application for Certificate of Lawfulness for installation of velux windows to existing storage building
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3487/TRE Griffith Bunce	3 and 5 Camellia Drive Hortham Village South Glos BS32 4DA	Works to 2 no. Ash trees to sever ivy and crown lift to 2 metres, reduce east side of crown of one of the Ash trees to allow 2m clearance from adjacent car parking bay. Works to no 1 Norway Maple

		tree to reduce by 25%
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3490/F Anne Joseph	10 Acer Crescent, Almondsbury, South Glos BS32 4FL	Erection of single storey side and rear extension to provide additional living accommodation
Comment; NO OBJECTION		

Reference and Officer	Address	Works applied for
PT13/3499/ADV Sarah Fordham	Station Road Roundabout Almondsbury South Glos BS10 7TT	Display of 3 no. non-illuminated post mounted signs on roundabout.

Comment; NO OBJECTION

Reference and Officer	Address	Works applied for
PT13/3580/PNA Jonathan Ryan	Land at Oldfield Farm Earthcott Green Alveston South Glos	Prior notification of the intention to erect a building for the storage of forestry tools and equipment.

Comment; NO COMMENT

Agenda Item 7; Planning Decisions since last meeting

PT13/ 1349/ F Tower House, 24 Gloucester Road, Almondsbury
Part Change of Use of the ground floor to mixed use as (Class D2) Cinema and Theatre (Sui Generis)
Approve with Conditions

PT13/ 2132/ TRE7 Gloucester Road, Almondsbury
Works to various trees as described in schedule dated 27th September 2013 covered by Tree
Preservation Order TPO 423 dated 22 August 1990.
Approve with Conditions

PT13/ 2236/ F 20 Hortham Lane, Almondsbury
Erection of detached garage (Retrospective) (Amendment to scheme previously approved under
PT11/3250/F)
Refusal

PT13/ 3015/ RM Trevone, 6 Oaklands Drive, Almondsbury

Erection of 1 no. detached dwelling. (Approval of Reserved Matters to be read in conjunction with Outline Planning Permission PT11/0125/O) **Approve with Conditions**

Agenda Item 8; Correspondence/ For Information

An informal request had been received to consider a catering trailer trading from Easter Compton Village Hall car park. The Clerk had met the gentleman concerned who had explained his circumstances and the reasons why he wished to trade in Easter Compton. The Clerk relayed the information to the Members together with the contents of an email from the owners of the adjacent Fox Inn (who also provide food), setting out their concerns regarding the potential catering outlet. Cllr Mrs Rowe reported that the Easter Compton Village Hall Management Committee had met the previous evening and their discussions regarding the above had been recounted to her. The Committee felt that the site was wholly unsuitable for a catering trailer. Their concerns included that it would attract youths, noise, smells and disruption in a quiet village. In addition, wedding receptions were sometimes held at the Village Hall and a catering trailer was not considered conducive.

Members agreed that they would not give approval.

Agenda Item 9; Date and Venue of next Planning Meeting

Tuesday 19th November 2013, 7.30pm, Easter Compton Village Hall.

Agenda item 10; Close

The meeting closed at 20.30

Date

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