



Winterbourne

PARISH COUNCIL

The Greenfield Centre, Park Avenue, Winterbourne, BS36 1NJ
Tel: 01454 776922 clerk@winterbournepc.co.uk

PLANNING COMMITTEE

16th March 2026

A Collins in the Chair

J Amos	(A)	D Eldridge	(P)
J Kinsey	(P)	J Lloyd	(P)
A Collins	(P)	S Hancock	(P)
		F Arkley	(P)

Also in attendance: 2 Members of the public.

Evacuation Procedure: Leave via the fire door and assemble outside in the car park –
Noted

173.03/26 Apologies for Absence:

Cllr Amos .

174.03/26 Declaration of Interests under the Localism Act of 2011:

Cllr Eldridge item c).

175.03/26 Public Participation:

Member of the public advised that there have been excavation works behind the Swan Pub. It appears that no 1 Swan Lane (house attached to the Swan Pub) has been demolished.

Clerk to report to Planning Enforcement.

176.03/26 To agree the minutes of the meeting held on 2nd March 2026:

RESOLVED, the minutes of the meetings held on 2nd March were agreed and signed by the Chair.

177.03/26 Planning Applications

Winterbourne

- a) **P26/00397/HH - 168 Watleys End Road Winterbourne** (Erection of single storey rear extension to form additional living accommodation). **Resolved, The Parish Council did not raise an objection.**
- b) **P26/00406/F - Victoria Cottage 15A Bury Hill Winterbourne Down** (Demolition of existing barn and erection of a detached outbuilding to form a short term holiday rental property). **Resolved, The Parish Council did not raise an objection.**

Frenchay

- c) **P26/00416/HH - 7 The Newlands Frenchay** (Installation of 32 solar panels spread across the NW and SE roof). Cllr Eldridge left the room. **Resolved, The Parish Council did not raise an objection.**
- d) **P26/00481/HH - La Salle Bristol Road Frenchay** (Erection of single storey side extension to form additional living accommodation). **Resolved, The Parish Council did not raise an objection. However, The Parish Council would like confirmation that the new application does not exceed the 50% curtilage rule.**

178.03 /26 Planning Decisions – Discussed and Noted

Winterbourne

P25/02769/PIP - Land At Cloisters Road Winterbourne (Permission in principle for the erection of a minimum of 1no. and up to a maximum of 1no. dwellings.) REFUSAL. The Parish Council did raise an objection.

P25/02940/F - Hammond Court Farm Trench Lane Winterbourne (Demolition of fire damaged dwelling. Erection of 1no. replacement dwelling with associated works). REFUSAL. The Parish Council did not raise an objection.

P26/00252/TRE - 23 Prospect Close Winterbourne Down (Works to crown reduce 1.no Sycamore Trees (T1) by 2 metres, lateral spread by 4 metres, crown clean and reduce overhanging branches by 5 metres to provide clearance. Works to 1.no Sycamore Tree (T2) to reduce height to 16 metres, crown reduce by 2 metres, crown clean and reduce overhanging branches by 5 metres to provide clearance. Covered by Tree Preservation Order 23 dated 31st December 1973). REFUSAL. The Parish Council did not raise an objection.

P25/02579/F - T B And H Pendock Funeral Directors The Poplars Bristol Road Hambrook (Erection of an external cold room. Conversion of existing garage to form coffin storage area). REFUSAL. The Parish Council did raise an objection.

P25/02853/F - Verge At Stoke Gifford Bypass Opposite Curtis Lane Hambrook (Erection of a micro energy storage system (Battery Box) with installation of timber fencing and associated works). APPROVE WITH CONDITIONS. The Parish Council did not raise an objection.

P26/00113/HH - 30 Park Avenue Winterbourne (Erection of single storey rear extension to form additional living accommodation). APPROVE WITH CONDITIONS. The Parish Council did not raise an objection.

P26/00199/TRE - Highbrook Park Bristol (Works to trees as per the attached schedule of works received by the Council on the 29h January 2026. Covered by Tree Preservation Order SGTPO07/14 dated 1st July 2014.) APPROVE WITH CONDITIONS. The Parish Council did not raise an objection.

P26/00258/TRE - Elmcroft 8 Prospect Close Winterbourne Down (Works to reduce height of 1.no Sycamore Tree (T1) to 16 metres, reduce overhanging branches by 5 metres to provide clearance and crown thin by 15-20%. Covered by Tree Preservation Order 23 dated 31st December 1973). REFUSAL. The Parish Council did not raise an objection.

P26/00231/TRE - Land On Opposite Side Of River, Parallel With 'The Dingle' Winterbourne (Works to fell 6.no Ash Trees (T1, G1, G2). Covered by Tree Preservation Order SGTPO26/10 dated 22/03/2011). APPROVE WITH CONDITIONS. The Parish Council did not raise an objection.

Frenchay

P26/00105/HMO - Bedrock Lodge 44 Quarry Barton Hambrook (Use of 13 bedroom House of Multiple Occupation (HMO) for up to 15 no. people (Sui Generis). APPROVE WITH CONDITIONS. The Parish Council did raise an objection.

P26/00122/CLP - 55 Bradley Avenue Winterbourne (Installation of 1.no rear dormer to facilitate loft conversion). APPROVE CERTIFICATE OF LAWFULLNESS. The Parish Council did not raise an objection.

P26/00101/HH - 82 Down Road Winterbourne Down (Erection of a single storey rear extension to form additional living accommodation and installation of 2no. rear dormers to facilitate loft conversion). APPROVE WITH CONDITIONS. The Parish Council did not raise an objection.

179.03/26 South Gloucestershire Council - Noted

- Notice has been given by South Gloucestershire Council of a **Temporary Road Closure: B4057 Beacon Lane, Winterbourne**. In connection with pre surface dressing patching works. Anticipated to be of 2 weeks duration, between the hours of 8pm and 6am.
- Notice has been given by South Gloucestershire Council of a **Temporary Road Closure: North Road, Winterbourne**. In connection with duct laying works. Operative from 16th April, anticipated to be of 2 days duration.

180.03/26 Any items to be noted

None.

Meeting concluded: 6.54pm

DRAFT