



The Greenfield Centre, Park Avenue, Winterbourne, BS36 1NJ
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PLANNING COMMITTEE

18 July 2022

A Collins in the Chair

J Amos	(A)	T Jones	(A)
P Dyer	(P)	M Newport	(P)
A Collins	(P)	H Whatley	(P)
M Goodman	(P)	S Jenkins	(P)

Also in attendance: Cllr Bowles

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

34.07/22 Apologies for Absence: - Cllrs Amos and Jones.

35.07/22 Declaration of Interests under the Localism Act of 2011: None

36.07/22 Minutes of the meeting held on 4th July 2022:
The Minutes of the meeting held on 4th July were agreed

37.07/22 Planning Applications

Winterbourne

- a) P22/03351/HH – 17 St Michaels Close (Erection of two storey side, single storey front and single storey rear extensions to form additional living accommodation) RESOLVED, to raise an Objection. The Parish Council have concerns regarding parking provision. Drawing shows off-centre positioning of proposed garage door, suggesting difficulty of driver access. Driveway will not support two vehicles. We believe this to be an overdevelopment of the site.
- b) P22/03513/HH – 76 High Street (Erection of a single storey rear extension to form additional living accommodation (Resubmission of P21/04843/F) RESOLVED, to raise an Objection. Even with the addition of the new screening our previous objection remains: The Parish Council feel there is insufficient parking. While the proposals to redevelop the rear of the property do not appear to cause concern it is noted that the two rooms in the roof space are now identified as bedrooms rather than one bedroom and one gym. The Council is minded to suggest that the current garage provision is of insufficient size to enable garaging of modern vehicles and therefore only two spaces can be provided. South Gloucestershire Council parking policy requires three parking spaces to be provided.
- c) P22/03638/TRE – 3 Pendock Road (Works to crown reduce 1 no. Beech tree by 5m which is covered by SGTPO 40/10 and dated 09/05/2011) RESOLVED, to raise an Objection. A five metre cut appears very severe, the Parish Council would like to refer to the South Gloucestershire Council arboriculturist.
- d) P22/03721/HH – 77 Stone Lane, Winterbourne Down (Erection of front porch. Erection of a single storey rear extension to form additional living accommodation with rear balcony) RESOLVED, that No Objection be raised.
- e) P22/03813/TRE – Lower Gardens, 91 Stone Lane, Winterbourne Down (Works to fell 1no Scots Pine and 4no Holly trees. Covered by Tree Preservation Order TPO 442 dated 11th July 1990) RESOLVED, that No Objection be raised.

38.07/22 Planning Decisions – Noted

Winterbourne

P22/02792/HH – 39 Stone Lane, Winterbourne Down (Erection of first floor extension above the existing ground floor extension to form additional living accommodation (resubmission of P22/00863/HH) REFUSAL. The Parish Council did not raise an Objection.

Frenchay

P22/01391/RM – Land Between 3 and 9 Old Gloucester Road (Erection of 3 no. dwellings approval of reserved matters to include appearance and landscaping (to be read in conjunction with P21/05612/O) APPROVE WITH CONDITIONS. The Parish Council did not raise an Objection.

39.07/22 South Gloucestershire Council

- Notice has been given by South Gloucestershire Council of a **Temporary Road Closure: Hambrook Lane, Stoke Gifford**, from its junction with Curtis Lane, and from its junction with Stoke Gifford Bypass for approximately 150m East. Closure due to Construction Works – due to commence 18th July for a period of up to 21 days.

40.07/22 AOB

- Cllr Collins gave an update on the walking route to the new Primary School in Frenchay. The fencing is still up and should be cleared before school starts in September. Clerk to contact Planning Officer.
- Cllr Dyer advised the two concrete barriers have been removed from Bromley Heath Road, Moorend and 2 access gates have been put in their place. Local residents have not been advised of the reason for the 2 gates, and it was previously understood that three of the houses closest to the gates would have a key but as yet do not. Clerk to investigate with South Gloucestershire Council.
- Cllr Collins asked if anyone knew if a decision had been made on the cladding for the new Primary School in Frenchay. It was believed that no decision had been made although it was advised that it has now been rendered. Clerk to investigate.

Meeting concluded: 6.55pm