

## Batheaston Parish Council

### Minutes of the Planning & Environment Committee Meeting held in The Rhymes Pavilion on 26<sup>th</sup> February 2013 at 7- 15 pm

**Present:-** Cllrs. L Brass (Chair), P Blanking, V Trenchard & M Townley (Clerk)  
**Apologies** Cllrs P Burcombe, K Hawkins, D Lavington, V Pecchia, G Riley, D Robins  
**In attendance** **Mr & Mrs P Newson**

**P-622 Public Participation – Mr Newson**

Their application 12/04112/FUL had been refused, and a planning appeal had also been dismissed. Mr Newson offered a much reduced scheme and this Committee did not consider the new proposal.

**P-623 Declarations of Interest**

None declared.

**P-624 Minutes of the Meeting held 12<sup>th</sup> February 2013**

Proposed V Trenchard } RESOLVED – That the Minutes be accepted as presented.  
 Seconded L Brass }

**P-625 Matters arising from the above Minutes**

- (a) Dr Farrar met with Chairmen (only) Monday 18<sup>th</sup> February.  
 “Thank you” note from Chairman VP issued to all Councillors
- (b) The New village Hall Application hearing deferred until at least 13<sup>th</sup> March.  
 Chairman VP has a 3-minute speaking slot.
- (c) Progress on graffiti cleaning, copies of the local Plan and Religious building on adjacent land to be pursued.

**P-626 Parish Views on Received Applications**

13/00341/FUL Mr J Read 155 High street Batheaston	Erection of 2-storey side extension	<b>Support</b> Satisfies policies D2(f), D4 (a), D4 (d) and HG4(i)
13/00418/FUL Mr & Mrs Vowles 4 Barnfield Way Batheaston	Erection of new garage	<b>Reservations</b> 1. The hedge between nos 2 and 4 provides a screen at ground floor level. It should be retained as a condition of approval. 2. Satisfies policies D2(f) 3. There are no other properties in Barnfield Way which project beyond the building line, therefore the proposed garage fails D4(a).
13/00467/FUL Mr D Smith 6 Elmhurst Batheaston	Erection of detached garage with pitched roof.	<b>Reservations</b> 1. Insufficient detail relating to accommodation beneath proposed garage. 2. Satisfies policies D2(f) and D4 (a) 3. If this is approved then similar applications from neighbours Nos 2 to 5 Elmhurst must be accepted.
13/00563/FUL Ms C Douglas 33 Northend Batheaston BA1 7EG	Erection of ground floor side extension to form new kitchen and utility. Erection of new shed in front garden	<b>Support Extension but Reject Shed</b> 1. Extension satisfies D2(f) and D4 (a) & (d) 2. A condition suggested that the screening ‘hedge’ be maintained. 3. Object to the proposed shed in the front garden as it is beyond the building line. No drawings or information relating to the proposed shed included in the application.

**P-627 B&NES Planning Decisions**

12/05283/FUL T Walker 135 Bailbrook Lane Swainswick	Erection of new stable and store, following demolition of existing stable and store.	<b>Permit</b> 12 <sup>th</sup> February 2013 (As PEC’s recommendation)
12/04879/LBA Mrs L Cast 292 High Street Batheaston BA1 7RA	Erect 2-storey side extension and new detached garage.	<b>Withdrawn</b> 14 February 2013
12/04122/FUL Mr P Newson Bannerdown Cottage Steway Lane Batheaston	Erect 1-storey kitchen extension with terrace to West and garage extension to the East	<b>Appeal Dismissed</b> 4 <sup>th</sup> February 2013

**P-628 Batheaston Gardens**

- (a) Ivy and saplings in the listed wall has now been removed.
- (b) Local quotations for the car park boom received.  
 Boom is to be removed for the bridge construction and suggested to B&NES that repair is effected then.
- (c) Car Park to be closed Friday 1<sup>st</sup> March for tree works.

**P-629** **Update on LDF**

- (a) B&NES is completing the Response to the Inquiry Inspector and propose offering the results for consultation later in March. Target is to offer the "final" Report to the Inspector – for consideration starting July 2013.
- (b) Proposal that place-making considerations now be actioned by the Village Centre Committee to be discussed at the next full Parish Council

**P-630** **Any Other Business**

- (a) The BPC's "Design Statement" was prepared and issued in 2004.  
A copy issued to all members for a possible re-assessment and updating to be pursued.
- (b) Trees and bushes by the riverbank are filled with detritus left by the floods.  
B&NES to be asked to clear up in March.
- (c) Sharp-edged potholes in Barnfield Way and Solsbury Lane to be reported for correction. Also north  
pavement of London Road West from Toll Bridge Road junction to A46 roundabout. **MT**  
**MT**

**P-620** **Press Release**

Nothing at this time

**P-621** **Date of next Meeting**

**Tuesday 9<sup>th</sup> April 2013 in The Rhymes Pavilion – at 7-15 pm**

**Chairman..... Date.....**