

# Batheaston Parish Council

## Minutes of the Planning Application Committee

7:15pm on Tuesday 2<sup>nd</sup> April, 2019 in the Rhymes Pavilion.

### Minutes

Attendance: Derek Redding (chair), James Jeffery, Pam Burcombe, Catherine McCarthy, Sarah Orme (clerk)

1. Public Participation

No members of the public were present.

2. Apologies were accepted from Emma Adams,

3. Declarations of Interest – none.

4. The minutes of the meeting held on 5<sup>th</sup> March were agreed to be an accurate record and signed.

5.

**6. To consider the following planning applications**

**5.1 Full Application**

Status: Pending Consideration

Address of Proposal: Garage Block, Brookside Close, Batheaston, Bath,

Parish: Batheaston

Ward: Bathavon North

Proposal: Erection of 4 no. two storey dwellings with integral garages and associated works, following demolition of 13 no. lock-up garages and retention of 1 no. garage.

Reference Number: [19/00785/FUL](#)

Applicant Name: Mr Kevil Day

Case Officer Name: Rae Mepham

**It was resolved not to object** to this application.

**5.2 Tree Works Notification in Con Area**

Address of Proposal: 288 High Street, Batheaston, Bath, Bath And North East Somerset, BA1 7RA

Proposal: Lawson cypress (T1) Reduce canopy top by approximately 5m and sides (house & garden side) reduced 2-3m to allow more light to pass around the canopy.

Ref: [19/01145/TCA](#)

Applicant Name: GT Tree Services

Case Officer Name: Jane Brewer

**It was resolved not to object** to this application.

### 5.3 Tree Works subject to TPO

Address of Proposal: Gattrell, Steway Lane, Batheaston, Bath, Bath And North East Somerset, BA1 8EH  
Proposal: 1x Large Sycamore Multi Stemmed T10 - fell  
Reference Number: [19/01075/TPO](#)  
Applicant Name: Mrs Helen Harker  
Case Officer Name: Jane Brewer

**It was resolved not to object** to this application.

### 5.4 Full Application

Address of Proposal: 1 Bannerdown Road, Batheaston, Bath, Bath And North East Somerset, BA1 7ND  
Proposal: Erection of porch to replace existing.  
Reference Number: [19/00132/FUL](#)  
Applicant Name: Mr John Cullis  
Case Officer Name: Caroline Power

**It was resolved not to object** to this application.

### 5.5 Full Application

Address of Proposal: Washpool Water Works, Oakford Lane, Batheaston, Bath, Bath And North East Somerset, BA1 8EU  
Proposal: Erection of building for ultraviolet treatment and associated works.  
Reference Number: [19/01257/FUL](#)  
Applicant Name: Wessex Water Services Ltd  
Case Officer Name: Sasha Berezina

**It was resolved not to object** to this application.

### 5.6 Full Application

Status: Pending Consideration  
Address of Proposal: 47 Bailbrook Lane, Lower Swainswick, Bath, Bath And North East Somerset, BA1 7AL  
Ward: Lambridge  
Proposal: Construction of a 4 bedroom dwelling in the rear garden with associated parking and landscaping  
Reference Number: 18/03934/FUL  
Applicant Name: Mr Simon Thompson  
Case Officer Name: Rae Mepham

Although we acknowledge the possible improvement in materials, we believe that our other previous grounds for objection still apply:-

**It was therefore resolved to object** to this application because:-

- 1) The plot may be visible from afar, eg. Lansdown.
- 2) Overdevelopment - the proposed dwelling appears out of scale for the plot and surroundings.
- 3) Inadequate access for construction and development. The only access is a narrow, unmade sloping track which is shared by No 45 and also has a public footpath crossing it to Little Solsbury.

**5.7 Full Application**

Address of Proposal: 3 Barnfield Way, Batheaston, Bath, Bath And North East Somerset, BA1 7PW  
Proposal: Erection of a second storey extension over existing garages & utility room.  
Installation of a dormer window.  
Reference Number: 19/01120/FUL  
Applicant Name: Mr & Mrs S BOX  
Case Officer Name: Rae Mepham

**It was resolved not to object** to this application.

6. [18/05220/FUL](#) 15 Northend to review for Possible Development Control Breach

We note that concerns have been raised by a neighbour and **resolved to ask BANES planning to check that conditions are being met.**

**7. The following decisions were noted**

Type of Application: Full Application  
Status: Application Permitted  
Address of Proposal: 17 Barnfield Way, Batheaston, Bath, Bath And North East Somerset, BA1 7PW  
Proposal: Erection of single storey kitchen & lounge extensions  
Decision: PERMIT – as PAC

Type of Application: Full Application  
Status: Application Permitted  
Address of Proposal: 35 High Bannerdown, Batheaston, Bath, Bath And North East Somerset, BA1 7JZ  
Proposal: Demolition of existing conservatory and erection of single storey flat roof rear extension with glazed lantern light.  
Decision: PERMIT – as PAC

Type of Application: Full Application  
Status: Planning Permission Not Required  
Address of Proposal: Batheaston Gardens, London Road East, Batheaston, Bath,  
Proposal: Creation of new pathway and widening of existing paths.  
Decision: Planning permission not required  
Decision Type: Non-Planning applications

**8 CIL Consultation**

**Action Neighbourhood plan working group to contact George Blanchard. Emily Wright.**

**Proposed Date of Next Meeting**

Future planning consultations will be incorporated in our new fortnightly full council meetings.

**Signed**.....

**Dated**.....