

## Batheaston Parish Council

### Minutes of the Planning & Recreation Committee Meeting held in The Rhymes Pavilion on Tuesday 4<sup>th</sup> JULY 2017 at 7-15 pm

**Present:** - Cllrs S Frayling(Chair), Cllr P Burcombe, P Corley, J Jeffery, C McCarthy & M Townley (Clerk)

**Attending:** - Cllr D Craig and Mr & Mrs M Balchin

**P-190 Public Participation - Mr Martin Balchin**

Are immediate rear neighbours to 28 High Bannerdown and his statement was read to the Meeting:-  
*"The original NO 28 was built as a chalet bungalow and the loft converted later to form habitable rooms. The new Application proposes to add another storey over the garage, which both alters the style and character but, as the building is close to the boundary, will result in large second-storey windows, looking into all the Balchin's rear elevation and overlooking the garden. There will be no privacy."*

**P-191 Apologies**

Cllrs E Adams, R Mimmack, D Redding, G Riley

**P-192 Declarations of Interest**

None declared.

**P-193 Minutes of the Meeting held 6<sup>th</sup> JUNE 2017**

Proposed	P Corley	}	RESOLVED -	That the Minutes be approved as a true record
Seconded	C McCarthy	}		

**P-194 Matters arising from the above Minutes**

- (a) No 6 High Bannerdown.  
All development ceased as Enforcement Officer investigating breaches of conditions and covenants.
- (b) Monks Path  
Repairs in hand with B&NES Highways and the Batheaston Society has promised help in clearance/tidying up.
- (c) Potholes.  
Repairs promised and not yet completed. Eden Park Drive "trench" to be pursued. MT
- (d) Football Field.  
Returfing completed and Pitch now in use.
- (e) Thanks offered to SF for refurbishment of the Church Lane "Hearse Bay".
- (f) Scenic Map:  
Another proposal offered and slowly 'getting there'.

**P-195 Parish Views on Received Application**

The Chairman requests that when an application is advised that site-visiting volunteers co-ordinate with SF, so that a visit may be arranged with the applicant. ALL

17/02993/FUL Mr & Mrs Gilbert 28 High Bannerdown Batheaston BA1 7JZ	Erection of first floor extension over garage
<b>REJECT</b>	
<ul style="list-style-type: none"> <li>1 Too much impact on neighbours</li> <li>2 Loss of privacy with the new windows</li> <li>3 Fails to satisfy B&amp;NES Policies D2 and D4</li> <li>4 The Application issued 26<sup>th</sup> June declares that 11 neighbours had been advised of this Application. The Parish Council contacted these neighbours and NO-ONE received any advice. Are the B&amp;NES Planners relying on email only?</li> </ul>	
17/02775/LBA Mr R Hewes 224 High Street Batheaston BA1 7QZ	Replace wooden weather boarding to 2 <sup>nd</sup> floor rear dormer with slate, and replace uPVC casement windows with timber windows on 2 <sup>nd</sup> floor dormer
<b>SUPPORT</b>	
<ul style="list-style-type: none"> <li>1. A significant improvement and this Application is restoring this dwelling.</li> <li>2. Satisfies B&amp;NES Policies D2 and D4</li> </ul>	

**P-196 Recommendations issued Earlier**

17/003026/TCA 42 Northend – Remove silver Birch tree	<b>Supported</b> 28 <sup>th</sup> JUNE 2017
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**P-197 B&NES Decisions**

17/00341/FUL } Well House – Erect 1 storey rear extension and	Withdrawn 1 <sup>st</sup> JUNE 2017
17/00342/LBA } Convert barn to office	

**P-198 Toilet block**

- (a) Renovations: Flooring in ex-Gents/Ladies to be screeded.
- (b) Drainage: Drains damaged by tree roots and a new Manhole is to installed by B&NES.
- (c) CCTV Cameras. Permission to erect 2 x Units on the toilet block to be pursued. MT  
Recent problems :- Toilet Door vandalised, damaged Bench and Fire in Litter Bin.

**P-199 Recreation & BLA Projects**

- (a) The new Community Empowerment Fund offers £1370 for "improving our area".  
All Councillors invited to research potential projects. ALL

**P-200 Any Other Business**

- (a) An Neighbourhood Plan meeting now deferred until Wednesday 12<sup>th</sup> July – at 9-30am in the Youth Club
- (b) An approved Application at “Old Farm, St Catherines Lane” has installed workman's access roads etc. Restoration promised when all works completed
- (c) Heather House development approved but entrance looking derelict. Owners to be asked to asked to improve. **SF**
- (d) Crossman Homes New Driveway. Enforcement Officer has investigated, but still no Application request.

**P-201 Communications**

- (a) Training of Cllr Jeffery for the Website in progress.

**P-202 Date of next Meeting**

**Tuesday 1<sup>st</sup> AUGUST 2017 at 7-15pm in The Rhymes Pavilion**

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