

THORNBURY TOWN COUNCIL

REPORT of the Meeting of the Town Development Committee
held on Tuesday 10 April 2018

Present: Cllr Maggie Tyrrell (Chairman)
Cllr Vincent Costello
Cllr Shirley Holloway
Cllr Clive Parkinson
Cllr Angela Symonds
Cllr Pam Shipp

Adrian Savery (Thornbury Chamber of Commerce)

Louise Powell (Town Clerk)
Sandra Richardson (Deputy Clerk)

1. TO RECEIVE ANY APOLOGIES FOR ABSENCE

Cllr Bob Griffin (out of Thornbury)
Cllr Clare Fardell (Other Meeting)
Cllr Helen Harrison (Out of Thornbury)
Cllr Guy Rawlinson (Out of Thornbury)

2. TO RECEIVE ANY MEMBER'S DECLARATION OF INTERESTS

None.

3. TO RECEIVE ANY REPRESENTATIONS FROM THE PUBLIC

There were no members of the public present.

4. TO CONSIDER THE FOLLOWING PLANNING AND LICENSING APPLICATIONS

Councillors considered the planning applications listed below and agreed the following responses:

(a) PT17/4266/F Park House, 12 High Street, Thornbury, BS35 2AQ
Demolition of existing store, erection of single storey extension and installation of external staircase to basement, to facilitate conversion of existing offices to form 5 no. apartments with associated works. Refurbishment of 1 no. existing second floor residential apartment. (Revised proposals.)

Object – The change of use would lead to loss of employment. We would support the Conservation Officer's comments as Council has concerns about the historical features of the building

(b) PT18/1152/RM 9 Clare Walk, Thornbury, BS35 1EN
Erection of 1 no. dwelling. Approval of Reserved Matters to be read in conjunction with Outline application PT16/0960/O.

No Objection

(c) PT18/0690/LB 34 High Street, Thornbury, BS35 2AJ
Formation of a new opening through the party wall on the First Floor between numbers 34 & 36 High Street, Thornbury.

No objection subject to the works being in character with the building.

(d) PT18/1288/LB PT18/1200/F 81 High Street, Thornbury, BS35 2AW
Demolition of existing rear canopy area. Installation of new ground floor window and doors and rear dormer window. Internal alterations to include alterations to enlarge kitchen, add new bathroom to first floor and enlarge store area to second floor

No objection subject to the work complying with the standard of a listed building.

(e) PT18/1376/F 12 Woodleigh, Thornbury, BS35 2JR
Erection of single storey side and rear extension to form additional living accommodation.

No objection.

(f) PT18/1302/R3F Gillingstool Primary School, Thornbury
Erection of new timber frame nursery building, relocation of existing footpath around new building, alteration to the playground, 3 additional parking spaces added and new bollards added.

No objection.

(g) PT18/0932/LB 12 Gloucester Road, Thornbury, BS35 1DG
Removal of existing lean-to and erection of a replacement glass and timber canopy.

No objection subject to the Listed Buildings.

(h) PT18/1423/F 17 Celandine Close, Thornbury, BS35 1U
Demolition of existing conservatory and erection of single storey rear extension to form additional living accommodation.

No objection.

(i) PT18/1419/F 7 Kempton Close, Thornbury, BS35 1Sj
Erection of single storey side and front extension to form additional living accommodation

No Objection.

(j) LI18/1154/STM – Mobile street Trader license-Tony’s Super Whippy 2
To trade throughout the South Gloucestershire Area

Noted.

(k) LI18/1150/STM – Mobile Street Trader License- Gio’s Gelato
To trade throughout the South Gloucestershire Area

Noted.

5. TO NOTE THE SCHEDULE OF PLANNING APPLICATION DECISIONS MADE BY SOUTH GLOUCESTERSHIRE COUNCIL

The planning application decisions had been circulated and were noted as detailed in the attached schedule.

6. TO NOTE THE SREET CLOSURE ORDER FOR THE CARNIVAL ON 7 JULY 2018

The information had been circulated and was noted.

7. TO RECIEVE FEEDBACK ON THE CLEVE PARK APPEAL

It was reported that both sides had put a convincing case in summing up and it was now up to the inspector to make a decision.

8. TO CONSODER THE ISSUE OF SPEEDING AT THE UPPER END OF GLOUCESTER ROAD

Cllr Clive Parkinson reminded members that following a site meeting sometime ago several options to reduce speed at this point had been raised and that we should contact Rob Wiltshire at South Gloucestershire Council to resolve the matter.

9. TO NOTE THE UPCOMING BUCKOVER GARDEN VILLAGE WORKSHOP ON 17 APRIL 2018

Two places to attend the workshop had been allocated to council by the developer and it was agreed that Cllr Maggie Tyrrell attend the afternoon session and Cllr Shirley Holloway attend the evening session. Concern was expressed that council was being curtailed in expressing its views.

10. TO RECEIVE AN UPDATE ON THE DEVELOPMENT OF A NEIGHBOURHOOD PLAN FOR THORNBURY

Lemon Gazelle had prepared a presentation of the recent consultation and it was hoped to develop policies from this. The next four meetings would be to investigate the options that could go into the plan.

11. TO CONSIDER TOWN COUNCIL'S RESPONSE TO THE FOLLOWING CONSULTATIONS

(a) South Gloucestershire Council New Local Plan

Members welcomed the idea that an area for extra employment was included in the plan but felt that the area identified, off Crossways Lane, was totally inappropriate. It was agreed that the infrastructure in Thornbury was not sustainable and the chair of Town Development and the clerk compose an appropriate response giving council's views.

(b) Over 55's Housing Needs Survey

It was agreed that individuals would respond to this if they so wished.

12. TO CONSIDER ANY OTHER CORRESPONDECE, CONSULTAITONS OR URGENT BUSINESS

Nothing had been received.

THORNBURY TOWN COUNCIL

PLANNING DECISIONS notified at the meeting on 10 April 2018

REF NO	PROPOSAL	ADDRESS	TOWN COUNCIL COMMENT	DECISION
PT17/5163/F	Demolition of existing dugout shelters and erection of spectator stand, ticket booth and 2 no. replacement dugout shelters.	Mundy Playing Fields, Kington Lane, Thornbury	Council was consulted about the application on our land and as land owner we support the submission of the application.	Approve with conditions.
PT18/0482/TCA	Works to fell 2 no. Leylandii trees (T8 and T9) situated in the Thornbury Conservation Area.	The Priory, 17 Castle Street, Thornbury	No objection, subject to the Tree Officer's approval.	No objection.
PT18/0449/TCA	Works to fell 1 no. Cherry tree situated in the Thornbury Conservation Area.	The Malthouse, High Street, Thornbury	No objection, subject to the Tree Officer's approval.	No objection.
PT17/5768/F	Demolition of existing conservatory. Erection of orangery to rear elevation.	Westover Park Road, Thornbury, Bristol	No objection.	Approve with conditions.
PT17/4708/F	Erection of 1 no. detached dwelling with rear balcony and detached double garage, new access and associated works (resubmission of PT17/3582/RM).	Land Adjacent to Pound Cottage, Old Gloucester Road, Thornbury	OBJECT, Council continues to object and would reiterate its previous comments. (PT17/3582/RM – Object, the proposed development is outside the town development boundary.)	Approve with conditions.
PT18/0273/F	Change of use of land from agricultural to equestrian use. Erection of 2 no. buildings to provide stables and hay store. Construction of all weather riding arena. (Amendment to previous approved scheme PT17/4268/F.)	Hemsley House, Crossways Lane, Thornbury	It was agreed that Council wished to look in more detail at the amendments to the previous application before commenting. Shirley Holloway agreed to look into this and report back.	Approve with conditions.

REF NO	PROPOSAL	ADDRESS	TOWN COUNCIL COMMENT	DECISION
PT18/0140/PDR	Demolition of existing garage. Erection of single storey rear extension to form additional living accommodation. Construction of rear access ramp and formation of parking area.	9 Dovedale, Thornbury, BS35 2DU	No objection.	Approve with conditions.
PT18/0133/F	Erection of first floor side extension over existing garage to form additional living accommodation.	1 Chatsworth Park, Thornbury, BS35 1JF	No objection, subject to parking standards being met for the size of the property.	Approve with conditions.
PT18/0009/F	Erection of 1 no. dwelling with new access and associated works. Erection of detached garage. (Resubmission)	Site Adjacent to Grey Gables, Old Gloucester Road, Thornbury	OBJECT, Council reiterates its previous comments. (PT17/2040/F – Object, the proposal is outside the development area and there are concerns about access arrangements and highway safety.)	Approve with conditions.
PT17/2856/F	Erection of agricultural building and 2 no. poly tunnels.	Land Off Mumbleys Lane, Thornbury	OBJECT, the revised plans do not address Council's previous concerns, therefore Council continues to object as the size of the poly tunnels appears excessively large in relation to the size of the property.	Approve with conditions.
PT17/5061/ADV	Consent to display 1 no. internally illuminated static fascia sign.	7 High Street, Thornbury, BS35 2AE	OBJECT – Council reiterates its previous comments – there is not adequate detail provided regarding the illuminated aspect of the sign, therefore Council is unable to assess whether it would be in keeping with the Conservation Area.	

REF NO	PROPOSAL	ADDRESS	TOWN COUNCIL COMMENT	DECISION
PT17/5162/F	Installation of 6 no. floodlights and erection of 2m high perimeter fence with associated works.	Mundy Playing Fields, Kington Lane, Thornbury	Council was consulted about the application on our land and as land owner we support the submission of the application.	