

**REPORT of the Meeting of the Town Development**  
**Committee held on 27<sup>th</sup> January 2015**

*Present:-* Cllr. Maggie Tyrrell (Chairman)

Cllrs. Gill Brooks  
Chris Clifford  
Vincent Costello  
Gareth Davies  
Bob Griffin  
Graham Lanfear  
Clive Parkinson  
Guy Rawlinson  
Judith Payne (Town Clerk)  
Sandra Richardson (Deputy Town Clerk)

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**1. APOLOGIES FOR ABSENCE**

None received

**2. MATTERS ARISING FROM LAST REPORT**

(a) Oldbury Power Station

The Horizon Nuclear Power Community Update newsletter tabled for members' information was received and noted. Cllr. Maggie Tyrrell reported that South Gloucestershire Council members had met with representatives of Horizon but she had not been available to attend. The meeting was deemed to be a public relations exercise.

(b) Car Parking

(i) Castle Court Car Park

There was nothing further to report on this matter at the present time.

(ii) Reconfiguration of Layout in Rock Street

Cllr. Maggie Tyrrell reported that she had been advised that a draft design of a new layout would be available for Town Council to peruse by the end of January. Once Council had received the draft and submitted comments, the document would then go out to public consultation. The Clerk was asked to circulate the draft design to members as soon as it had been received.

(c) Speeding Traffic from Mini Roundabout in Gloucester Road and Relining of Road Markings in Quaker Lane

The relining of the mini-roundabout, the pedestrian crossing and 'Slow signs' in Quaker Lane had now been completed, but members agreed that measures should be taken to reduce the speed of traffic approaching the mini-roundabout from Gloucester Road and exiting it to go down Gloucester Road. It was agreed that the Clerk write to South Gloucestershire Council requesting that consideration be given to possible solutions to traffic calming in this area.

Members also expressed concern about the narrow width of the pavement at the top of Gloucester Road where there is barely enough room for two people to pass. The Clerk would also bring this matter to the attention of South Gloucestershire Council and, because of the number of Castle School pupils using this route into town, Cllr. Gareth Davies agreed to raise the issue at the school.

(d) Deterioration of Listed Buildings in the High Street and the Plain and the Condition of the Old Green and Burton Building in Quaker Lane

No further information had been received concerning the deterioration of the listed buildings in the High Street and the Plain and also the dilapidation of the old Green and Burton Building in Quaker Lane. The Clerk agreed to pursue these items with South Gloucestershire Council's relevant departments. If a response had not been received from the Conservation Officer within two weeks, Cllr. Maggie Tyrrell would pursue the matter.

(e) Request for Waiting Restrictions – Dean Avenue/Park Road

White lines had now been introduced at the Dean Avenue/Park Road junctions and if the white lining was effective stopping parking in that area then South Gloucestershire Council would not need to go to the expense of obtaining a Traffic Regulation Order to install double yellow lines. It was agreed; therefore, that Council request a report from South Gloucestershire Council after the white lines had been in place for 12 months to ascertain whether the measures had been successful. If parking was still a problem after the 12 months period then Council would pursue the installation of double yellow lines.

Cllr. Graham Lanfear raised some issues about parking in Park Road and was advised that, as this item was not on the agenda, he should raise the matter at the next Area Forum.

It was agreed to remove this item from the agenda until next November.

(f) Tower Hill Farm

A reply was still awaited from AEE Renewable giving details of the exact amount of the Community Benefit lump sum payment. Cllr. Gill Brooks advised that a Liaison Group had been set up to hear the concerns from Tytherington residents about the development and that Cllr. Pam Shipp had expressed an interest in joining the group but had not attended the initial meeting. Cllr. Brooks had also advised that there was now a new owner of the site and the Clerk reported that she had not received any formal notification of the new owners.

The Clerk agreed to contact AEE Renewables and request name, address and contact details of the new company and she would then pursue details of the Community Benefit lump sum payment with its representatives.

(g) Designated Coach Parking Outside Gillingstool School

A response had been received from Brian Gaches, South Gloucestershire Council's Community Engagement Officer advising that the matter had been raised at the last Safer and Stronger Community Group meeting and assessed by the SGC Highways Engineer. According to the Engineer the road lineage had recently been renewed and there was a bus bay with appropriate signage. The remainder of the area was, therefore, open to parking without restrictions.

It was agreed to raise the issue with South Gloucestershire Council asking if there were any regulations relating to commercial vehicles parking permanently in lay-bys. It was also agreed to ask if it would be possible to restrict parking time in this particular lay-by.

### **3. MATTERS IN PROGRESS**

(a) Bus Services for Thornbury and Travel to Southmead Hospital

Cllr Guy Rawlinson asked if members felt there should be a direct bus service from Thornbury to Southmead Hospital. It was agreed that Council should pursue the possible provision of such a service and instructed the Clerk to write to the bus companies for their views on operating a service from the town.

#### **4. PLANNING APPLICATIONS**

Planning applications were received and noted as detailed in the attached schedule.

When discussing the planning application for the Co-op, Cllr. Guy Rawlinson raised the issue of delivery lorries unloading in the High Street and asked whether it would be safer and quieter for residents to have deliveries made to the rear entrance. It was agreed to write to South Gloucestershire Council to seek the officers' views on this suggestion.

The Clerk advised that she had been contacted by a representative of Newland Homes advising of the Company's current planning application to build 23 new homes and a 70 bed care home on the site of the former Alexandra Workwear Offices and seeking permission to address Council at its meeting on the 10<sup>th</sup> February 2015. It was agreed that Newland Homes could address Council on the 10<sup>th</sup> February and that residents of Hopkins Close should be invited to attend. The Clerk would circulate the residents of Hopkins Close giving details of the meeting and ask that any residents wishing to attend advise the Clerk accordingly.

Cllr. Clive Parkinson wished it minuted that members noted, with pleasure, the withdrawal of the application to place advertising boards on the roundabout at Grovesend Road

#### **5. PLANNING DECISIONS**

Planning decisions were received and noted as detailed in the attached schedule.

#### **6. CORRESPONDENCE**

(a) South Gloucestershire Council - Waste Collection Supplementary Planning Document

Copies of the document had been circulated to members, by e-mail, prior to the meeting and the information was received and noted.

**THORNBURY TOWN COUNCIL****CODE**

P – Plans available for inspection at Town Hall

NP – No plans available

PLANNING APPLICATIONS considered on 27<sup>th</sup> January 2015 (Circulated)

<b>DATE</b>	<b>REF. NO</b>	<b>LOCATION</b>	<b>PROPOSAL</b>	<b>CODE</b>	<b>COMMENT</b>	<b>PLANNING DECISION</b>
09.01.15	PT15/0044/TCA	Co-op High Street	Works to 1 no. Sycamore tree to reduce crown by 20% situated within the Thornbury Conservation Area.	P	No objection, subject to inspection by, and agreement of South Glos Council's Tree Officer.	
12.01.15	PT14/2462/F	1-2 Green Lane and adjoining land, Milbury Heath	Demolition of existing dwellings and erection of 2 no. detached dwellings with access, parking, landscaping and associated works. <i>(Revised Proposals)</i>	P	(Cllr. G. Lanfear declared a non-pecuniary interest and left the meeting)  No objection.	
19.01.15	PT14/4887/F	Rockleaze Colin Close	Erection of a scooter store/garage. <i>(Layout amended to reflect size)</i>	P	No objection.	

**THORNBURY TOWN COUNCIL****CODE**

P – Plans available for inspection at Town Hall

NP – No plans available

PLANNING APPLICATIONS considered on 27<sup>th</sup> January 2014 (to be tabled)

<b>DATE</b>	<b>REF. NO</b>	<b>LOCATION</b>	<b>PROPOSAL</b>	<b>CODE</b>	<b>COMMENT</b>	<b>PLANNING DECISION</b>
22.01.15	PT15/0194/F	9 High Street	Installation of new automatic doors and alteration to shop front. Installation of refrigeration plant unit to rear.	P	No objection, subject to neighbours' amenities not being affected by noise generated by refrigeration unit.	
22.01.15	PT15/0201/PNA	The Lodge Gloucester Road Grovesend	Prior notification of the intention to erect an agricultural building for the storage of farm machinery.	P	No objection.	
26.01.15	PT15/0084/LB	Park Farm Butt Lane	Replacement rear conservatory.	P	(Cllr. Graham Lanfear declared a non-pecuniary interest and left the meeting)  No objection, subject to the agreement of South Gloucestershire Council's Conservation Officer.	

THORNBURY TOWN COUNCIL

PLANNING DECISIONS notified at the Meeting of 27<sup>th</sup> January 2015

REF NO	PROPOSAL	ADDRESS	TOWN COUNCIL COMMENT	DECISION
PT12/4071/F	Erection of 2 no. 130m high wind turbines with associated works.	Land at Valley Farm Ingst Hill Olveston	No comment	REFUSAL
PT14/3898/PDR	Erection of conservatory to front elevation.	1 Jubilee Drive	No objection	REFUSAL
PT14/3911/F	Change of use of farm office to 1 no. dwelling (Class C3) as defined in Town & Country Planning (Use Classes) Order 1987 (as amended).	Eastwood Farm Gloucester Road Whitfield	No objection in principle, but Change of Use should be subject to the rules for conversion of an agricultural building.	REFUSAL
PT14/3968/ADV	Display of 1 no. externally illuminated fascia sign, 1 no. non-illuminated fascia sign and 1 no. externally illuminated projecting sign.	Co-operative Food 9 High Street	Not notified	PERMISSION
PT14/4075/F	Erection of first floor side extension to provide additional living accommodation.	26 Severn Drive	No notified	PERMISSION
PT14/4194/F	Erection of an agricultural barn.	Ambience Paddock Thornbury Road	No objection	PERMISSION
PT14/4197/F	Erection of first floor side extension to form additional living accommodation.	20 Sorrel Close	No objection	PERMISSION
PT14/4222/F	Erection of two storey side extension to form additional living accommodation.	38B St. David's Road	Not notified	WITHDRAWN

<b>REF NO</b>	<b>PROPOSAL</b>	<b>ADDRESS</b>	<b>TOWN COUNCIL COMMENT</b>	<b>DECISION</b>
PT14/4230/F	Demolition of existing porch and erection of single storey rear and side extension to form additional living accommodation.	79 Lavender Close	OBJECT – Council is opposed to the proposals for a flat roof and the design and materials are not in keeping with the surrounding area.	PERMISSION
PT14/4243/F	Demolition of existing garage. Erection of two storey side, single storey front and rear extension to form additional living accommodation.	25 Oakleaze Road	No objection	PERMISSION
PT14/4269/F	Various works to facilitate the conversion of an existing store and old piggery to 1 no. detached dwelling with access and associated works. Erection of a single detached garage. (Resubmission of PT14/1029/F)	Orchard View Morton Street	No objection	REFUSAL
PT14/4440/ADV	Consent to display to 1 no. non illuminated hanging sign and 1 no.non illuminated fascia sign within Thornbury Conservation Area.	53 High Street	No objection	WITHDRAWN
PT14/4536/F	Erection of front porch.	35 Chiltern Park	No objection	PERMISSION
PT/3976/ADV	Display of 4 no. non-illuminated post mounted signs on roundabout.	Roundabout Grovesend Road/Morton Way	OBJECT – the proposals are detrimental to the visual impact of the roundabout and because of the size; the signs are obtrusive. The application is totally inappropriate on an important feature in a small market town.	WITHDRAWN

REF NO	PROPOSAL	ADDRESS	TOWN COUNCIL COMMENT	DECISION
PT14/4215/F	Construction of a three bedroom underground dwelling with associated works. (Amendment to previously approved scheme PT11/2052/F to add a further storey beneath the structure already approved.	Alveston Hill	No objection	PERMISSION
PT14/3443/F	Conversion of agricultural building and stable to form 1 no. dwelling with access and associated works.	Land North of The Chilterns, Newton	No objection	WITHDRAWN