

# **SALTFORD PARISH COUNCIL PLANNING COMMITTEE**

## **Minutes of the meeting of the Planning Committee held at Saltford Hall, Wedmore Road, Saltford 29 July 2014 at 7.30 pm**

**PRESENT:** Councillors Kevin Keeves (Vice-Chair), Marie Carder, Harvey Haerberling, Rob King, Neil McKen, and Reg Williams

Officer Tricia Golinski

**In the absence of the Chair, the meeting was chaired by the Vice-Chair.**

### **1. MINUTES**

The minutes of the Planning Committee meeting held on 15 July 2014 were confirmed as a correct record and signed by the Chair.

### **2. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllrs Adrian Betts, Duncan Hounsell, Rob Taylor and Jill Williams.

### **3. DECLARATIONS OF INTEREST**

Cllr Rob King noted that he used to work at The Crown but this did not qualify as a declarable interest.

### **4. PUBLIC TIME**

There were 3 members of the public present.

Mr Crew commented on applications 14/02833/FUL and 14/02834/LBA - The Crown 500 Bath Road, with a concern that the new clay tiles on the roof would not be in keeping with the existing weathered roof tiles.

### **5. CHAIR'S ANNOUNCEMENTS**

The Chair announced that B&NES Council's *Community Infrastructure Levy Draft Charging Schedule*, and *Draft Planning Obligations Supplementary Planning Document* have been published for consultation until 18 September 2014. These will be considered at the Parish Council Planning Committee meeting on 16 September.

### **6. NEW PLANNING APPLICATIONS**

The Committee considered the following planning applications in respect of which Bath & North East Somerset (B&NES) Council had invited comments:

**14/02833/FUL** - The Crown 500 Bath Road - Internal and external works for the removal of skittle alley and suspended ceiling. Replace roof covering with double roman clay roof tiles. Form new opening in east elevation and enlarge opening in west elevation to form access - BWW Ltd

It was resolved that B&NES Council be advised this Council **comments on** this application: 1. The proposed new double roman clay roof tiles would not be in keeping with the existing roofs of the listed building (contrary to Policy BH.2(iv); 2. there is concern about the loss of the amenity of the skittle alley, the only regularly-used skittle alley in the village (contrary to Policies BH.4(i) and SR.1A); 3. there are some inaccuracies in the application.

**14/02834/LBA** - The Crown 500 Bath Road - Internal and external works for the removal of skittle alley and suspended ceiling. Replace roof covering with double roman clay roof tiles. Form new opening in east elevation and enlarge opening in west elevation to form access - BWW Ltd

It was resolved that B&NES Council be advised this Council **comments on** this application: 1. The proposed new double roman clay roof tiles would not be in keeping with the existing roofs of the listed building (contrary to Policy BH.2(iv); 2. there is concern about the loss of the amenity of the skittle alley, the only regularly-used skittle alley in the village (contrary to Policies BH.4(i) and SR.1A); 3. there are some inaccuracies in the application.

**14/02782/FUL** - 16 Beech Road - Erection of rear dormer with balcony and front porch - Mr Bates & Mrs Harding

It was resolved that B&NES Council be advised this Council **comments on** this application: No comment.

**14/02305/AR** - Dental surgery 478 Bath Road - Display of 1 non-illuminated triangular sign above front door - Saltford Dental Practice

It was resolved that B&NES Council be advised this Council **comments on** this application: No comment.

**14/02941/FUL** - 408 Bath Road - Erection of first floor side extension above existing garage and utility, single storey rear extension and extend drive to form hammerhead following demolition of garden garage - Mr & Mrs Brown

It was resolved that B&NES Council be advised this Council **comments on** this application: No comment.

## **7. DECISIONS**

The Clerk reported the following applications which have been PERMITTED (with conditions) by B&NES Council:

14/02578/FUL - 16 Witney Close - Erection of single storey rear extension with new roof to garage and additional parking spaces - Mrs S Wilton

14/02754/TCA - Penwell 26A High Street - Fell 1 x Eucalyptus - T & B S Ltd

The Clerk reported the following applications which have been REFUSED by B&NES Council:

14/02015/AR - Saltford News 504 Bath Road - Display of 1 non-illuminated advertisement on side elevation - Mr & Mrs P Patel

The Clerk reported the following notification from B&NES Council regarding application 14/01494/FUL – The Shallows Public Toilets:

The above application has been referred to the chairman of the Development Control Committee who has decided that the application should be delegated to officers for determination. The application will therefore not be going to committee.

## **8. POSSIBLE CONTRAVENTIONS**

The Clerk reported that there was no update from B&NES on possible contraventions of planning controls.

The Committee considered the following possible planning contraventions:

10/00632 (formerly 08/00677) – The Committee noted that no update had been received since February 2014, and agreed to remind B&NES of their Local Enforcement Plan policy on responding to complaints, and ask them for an update.

08/00651, 11/00366, 11/00513 – The Committee agreed with the statement from B&NES that it would be better to concentrate resources on the two areas that appear to have increased in number recently, and agreed to ask B&NES for any update on progress.

SPC201201 – The Committee agreed to ask B&NES for an update.

13/00444/UNDEV – The Committee noted that no update had been received since 13 May 2014, and agreed to remind B&NES of their Local Enforcement Plan policy on responding to complaints, and ask them for an update.

Haselbury Grove – The Committee agreed to ask B&NES whether a large shipping container such as this constitutes a planning contravention.

Cllr Reg Williams reported the following possible new planning contravention, which it was agreed to report to B&NES:

On a fence to the right of the entrance to The Riverside Inn, The Shallows – an advertisement (for an estate agent) not related to the business at that location.

Cllr Reg Williams suggested that there may be a contravention at The Riverside Inn play area where cars are parked, and it was agreed to ask B&NES whether there is planning permission for parking at this location.

## **9. ITEMS OF URGENT INFORMATION**

Cllr Harvey Haerberling reported that there is a petition against B&NES' proposed cuts to toilet facilities in Saltford.

The meeting closed at 8.35 pm

Chairman.....

Date confirmed and signed.....