



SALTFORD PARISH COUNCIL PLANNING COMMITTEE

**Minutes of the meeting of the Planning Committee held at
Saltford Hall on 3 August 2021 at 7.15 pm**

PRESENT

Councillors: Phil Harding (Chair of Planning Committee), Shayan Aziz, Adrian Betts (Vice Chair of Planning Committee) and Jon Godfrey.

Officer: Lottie Smith-Collins

1. MINUTES

The minutes of the Planning Matters section (Item 8) of the Parish Council meeting held on 6 July 2021 were confirmed as a correct record.

2. APOLOGIES FOR ABSENCE

No apologies for absence were received.

3. DECLARATIONS OF INTEREST

Cllr Jon Godfrey declared an interest in Item 9 planning consultation '21/03114/FUL - Firbank House 32 High Street' as he is friends with the applicant.

4. PUBLIC TIME

No members of the public were present.

5. CHAIR'S ANNOUNCEMENTS

The Chair of Planning Committee announced that Cllr Rob Taylor had resigned from Saltford Parish Council. Cllr Phil Harding thanked Cllr Rob Taylor for his valued contribution as a Councillor over many years, including recognition of his involvement as a long-standing member of SPC's Planning Committee.

6. DECISIONS AND APPEALS

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

21/02659/FUL - 39 Uplands Road Saltford BS31 3JQ. Erection of front porch, replace the flat roof on the existing side extension with a pitched roof and insert new windows to the front and side elevation of the property at first floor level. Paul Beacham

21/02904/FUL - 14 Uplands Road Saltford BS31 3JJ. Erection of single storey rear extension. Mr J. Mitchard

21/02454/FUL - 75 Uplands Road, Saltford, Bristol BS31 3HN. Erection of porch and loft conversion including dormers. Mr and Mrs Stephen and Rachael Allen

21/00435/EREG03 - Ministry Of Defence Storage And Distribution Centre Pixash Lane Keynsham BS31 1TP. Redevelopment and consolidation of existing depot site and adjacent land with associated staff parking and access and landscaping works to include the provision of the following: (i) a public re-use and recycling centre (RRC); (ii) material recovery facility (MRF); (iii) waste transfer station (WTS); (iv) Trader (bulky waste); Trade Waste Transfer Station (TWTS); (v) vehicle fleet storage and maintenance; (vi) MOT centre (public); (vii) BANES Parks and Grounds maintenance storage; (viii) BANES Highways winter service and salt store; and ancillary offices. B&NES

7. POSSIBLE PLANNING CONTRAVENTIONS

Following actions agreed July 2021 meeting (Item 8.b regarding a possible change of use at the fields in Kelston opposite Mead Lane and The Shallows), SPC has received information from B&NES Council stating that the time allowed for temporary use of land under permitted development rights is currently 56 days. Following this period the landowner can be contacted by B&NES Council and advised of the requirement for planning permission. Residents who contacted SPC with concerns following the alleged change of use have received guidance from B&NES Council's Planning Team and Environmental Protection Team about actions regarding noise nuisance. At SPC's request, B&NES Council are investigating installing a large waste bin on the cycle path near the LMS bridge to assist in addressing the issue of excessive litter.

No new possible planning contraventions were raised by Parish Councillors.

8. PLANNING ITEMS OF URGENT INFORMATION

None reported.

9. NEW PLANNING APPLICATIONS

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

21/00952/FUL - 57 Grange Road Saltford BS31 3AQ. Installation of a first floor door on the side elevation and erection of balustrade to enable use of flat roof. Mr Simon Ford

It was resolved that B&NES Council be advised that this Council **COMMENTS ON** this application:

COMMENT. Nothing further to add to our original SUPPORT response submitted on 2 June 2021.

21/03114/FUL - Firbank House 32 High St Saltford BS31 3EJ. Alterations to main roof and changes to bay window roof, including the addition of new roof windows. Alterations to varying window and door openings to allow for new internal layouts. Removal of existing chimney and moving of the staircase. Internal alterations to make better use of the space by reconfiguring the room layouts. Mr Andrew Tometzki

It was resolved that B&NES Council be advised that this Council **SUPPORTS** this application.

21/03160/FUL - 8 High Street Saltford BS31 3ED. Erection of single storey rear extension following demolition of existing lean to (resubmission of previously approved application 20/00377/FUL). Nicola Thomas

It was resolved that B&NES Council be advised that this Council **SUPPORTS** this application.

21/02898/FUL - 9 Hermes Close Saltford BS31 3LD. Erection of front and rear single storey extensions with garage conversion and porch. Mrs Jill Walters

It was resolved that B&NES Council be advised that this Council **SUPPORTS** this application.

21/03294/TCA - 41 High Street Saltford BS31 3EJ. T1- Betula Pendula - fell. T2 - Acer platanoides - crown reduce by 20% (leaving height if 7m and radial spread of 4m) and thin out crown by 10%. Mrs Claire Hopkinson

It was resolved that B&NES Council be advised that this Council **SUPPORTS** this application.

The meeting closed at 7.25pm

Date of next Saltford Parish Council meeting: Tuesday 7 September 2021 in the Avon Room at Saltford Hall.

Chairman.....

Date confirmed and signed.....