

## MINUTES OF PLANNING COMMITTEE MEETING

held at The Council Chambers, Tetbury on Monday 6<sup>th</sup> June 2016 at 8.00pm

**PRESENT:** Cllrs I Maslin, S Hirst, T Stevenson, K Painter, S Ball, C Pearce, P Burrell, C Morgan, T Niblett

**PL1. 06/16 To elect Chair and Vice Chair:** Cllr Maslin advised that he was happy to stand down as Chair of Planning as he has held this position for the past 3years and would be happy to assist with any Cllr that wishes to take on this role. It was proposed by Cllr Stevenson, seconded Cllr Ball for Cllr Maslin to carry on as Chair – **Agreed.** Cllr Stevenson put herself forward as Vice Chair – **Agreed.**

**PL2. 06/16 To receive and note apologies of absence:** none

**PL3. 06/16 To allow public consultation:** Mr Kniveton read out an objection letter regarding the planning application at 10 Courtfield due to the height and length of the extension which will obscure light into numerous properties in the road. Mrs Lodge read out an objection regarding the planning application at 10 Courtfield due to the overshadowing effect on their property and footings would need to be in place on their property with no prior consent from the residents of 10 Courtfield.

**PL4. 06/16 To receive declarations of interest in connection with agenda items as shown:** Cllr Maslin planning application 16/01947/FUL

**PL5. 06/16 To adopt minutes of 4<sup>th</sup> April 2016:** It was proposed by Cllr Painter, seconded Cllr Ballll to adopt the minutes – voted all in favour.

**PL6. 06/16 To consider any matters arising from those minutes and not on the agenda:** It has been noted that a conservatory has been built on the bungalow in Northfield Road although no planning application has been received through Tetbury Town Council. Contact CDC to ask for clarification on this matter

**PL7.06/16 To consider planning application received by 31<sup>st</sup> May 2016**

<p><u><a href="#">16/01714/FUL</a></u> Full application for erection of single storey rear extension at 2 The Old Rope Walk, Fox hill <b>Decision: TTC supports this application and note how useful the illustrations are on this planning application</b></p>	<p><u><a href="#">16/01646/FUL</a></u> Full application for erection of storage building at Hampton St Ind Est, Hampton St <b>Decision: TTC supports this application</b></p>
<p><u><a href="#">16/01470/FUL</a></u> Full application for formation of hipped roof over garage and formation of 2 dormer windows to rear at 30 Close Gardens <b>Decision: TTC does not support this application due to the plans being out of character and over developed, the large flat roof dormers are very unsightly, the garage roof works are considered acceptable.</b></p>	<p><u><a href="#">16/01737/FUL</a></u> Full application for erection of single storey front and rear extensions at 5 Cherry Orchard Road <b>Decision: TTC supports this application although we would like to make sure there is sufficient parking on the driver after the garage is converted to part of the house</b></p>
<p><u><a href="#">16/01947/FUL</a></u> Full application for erection of two storey side and single rear extension at 38 Magdalen Road <b>Decision: TTC supports this application</b></p>	<p><u><a href="#">16/01803/FUL</a></u> Full application for erection of two storey side and rear extension at 10 Courtfield <b>Decision: TTC does not support this application due to the massing of the extension and also</b></p>

	<b>over shadowing the neighbours property, there are also foundation issues as 150mm will be taken from the neighbours property as the wall to the extension sits on the boundary and no permission has been sought or granted from the neighbour</b>
<p><u>16/02137/LBC</u> Listed building consent for replacement of plasterwork within selected first floor rooms at Sundial House, The Green <b>Decision: TTC supports this application and are pleased the builder is using traditional methods</b></p>	<p><u>16/02136/LBC</u> Listed building consent for formation of opening in original masonry wall between the front reception room and the kitchen including oak lintels over, reversing the existing star winders in order to facilitate access to the bedroom over the kitchen without going through the kitchen. Making good of plaster using traditional lime and oak laths over oak lintels at Sundial House, The Green <b>Decision: TTC will only support this application if the Conservation Officer gives full support</b></p>
<p><u>16/02005/TPO</u> Works to trees with a TPO for fell sycamore 208S, fell ash 205 at 9 Cookspool <b>Decision: Cannot find tree 208S Sycamore on plan, could you please provide confirmation on tree</b></p>	<p><u>16/01942/TCONR</u> Works to trees in conservation areas for beech (T1) located at the side of flat 4 – reduce branches over roof (toward main road) by 1.5-2.0m Rowan x3 (T3) located at the left of the drive – the first Rowan (closest to the entrance) is to be removed as the roots are starting to lift the tarmac on the neighboring property. The second and third Rowans are to be reduced back to precious pruning points at Avon House, Chantry Court <b>Decision: Could you please provide map and photos as the ones on plans are not very informative</b></p>
<p><u>16/02102/TCONR</u> Works to trees in conservation areas for Silver Birch – crown reduce by one third and crown lift at 32 Close Gardens <b>Decision: TTC supports this application</b></p>	

**PL8. 06/16 To consider s106 contributions as appropriate and any future applications:** None on agenda.

**PL9. 06/16 To note any correspondence received:** 3 objection letters have been received regarding planning application 16/01470/FUL

**PL10. 06/16 To receive any brief Councillors reports:**

Cllr Lea – Advised that St Mary’s primary school did not receive any S106 monies for an extension as they did not meet the criteria, could TTC look at allocating this money to another project in the town – Cllr Hirst to look into this and provide update

Cllr Painter – Asked for clarification on the sale of the Priory Nursing Home.

Cllr Ball – Would like an update on Peter Herve House and whether this will be sold.

Cllr Morgan – Would like an update on the planning application for the outbuilding in New Church Street. Cllr Stevenson advised that an Enforcement Officer will be visiting the premises shortly.

Cllr Burrell – Asked for clarification on selling an existing business for 6 months as a going concern. Cllr Maslin advised that should any change of use be needed the developer will have to contact CDC and the application will be heard through TTC.

**PL11. 06/16 To note the date and time of the next s101 committee meeting 20<sup>th</sup> June 2016 at 6.30pm.**

**Meeting closed at 9.30pm**

Chairman..... Date .....