

## MINUTES OF PLANNING COMMITTEE MEETING

held at The Council Chambers, Tetbury on Monday 13<sup>th</sup> April 2015 at 8.00pm

**PRESENT:** Cllrs S Hirst, L Brown, C Pearce, K Painter, C Morgan, S Ball, T Stevenson, M Lea, Deputy Clerk Jenny Hunt, and Peter Atkinson (Civic Society).

**PL1. 4/15 To receive and note apologies of absence:** None

**PL2. 4/15 To allow public consultation:** B Common of 1 Cutwell expressed his objections to application 15/00706/FUL Land opposite 10 Cutwell which would be out of keeping with the area and not suitable for the proposed site.

**PL3. 4/15 To receive declarations of interest in connection with agenda items as shown –** Cllr Brown – 15/00763/FUL. Cllr Hirst – 15/00922/REM. Cllr Maslin – 15/0056/FUL & LBC, 15/00870/FUL,

**PL4. 4/15 To adopt minutes of 2<sup>nd</sup> February 2015:** The minutes were accepted as presented. Proposed Cllr Martin seconded Cllr Stevenson. Agreed (1 Abstention)

**PL5. 4/15 To consider any matters arising from those minutes and not on the agenda:** None

**PL6. 4/15 To consider planning applications received by 7<sup>th</sup> April 2015**

<p><a href="#">15/00763/FUL</a> <b>Date:</b> 10 March 2015 <b>Location:</b> 21 Longfurlong Lane, Tetbury, Gloucestershire, GL8 8TJ <b>Proposal:</b> Raising height of roof and insertion of two rear facing dormer windows and installation of solar panels <i>Tetbury Town Council has no objection to this application.</i></p>	<p><a href="#">15/00561/FUL &amp; LBC</a> <b>Date:</b> 18 March 2015 <b>Location:</b> Old Fox House , Silver Street, Tetbury, Gloucestershire, GL8 8DL <b>Proposal:</b> Conversion of garage and infill of courtyard with single storey extension  <i>Tetbury Town Council has no objection to this application</i></p>
<p><a href="#">15/00647/FUL</a> <b>Date:</b> 18 March 2015 <b>Location:</b> 10 The Damsells, Tetbury, Gloucestershire, <b>Proposal:</b> Two storey side extension and detached double garage with ancillary home office accommodation above. <i>Tetbury Town Council do not support this application feeling the proposed garage is too bulky and out of context with the mail dwelling and adjacent properties.</i></p>	<p><a href="#">15/00706/FUL &amp; LBC</a> <b>Date:</b> 18 March 2015 <b>Location:</b> Grosvenor Cottage , Market Place, <b>Proposal:</b> Erection of porch and kitchen extension to east elevation and insertion of new first floor window in south elevation <i>Tetbury Town Council has no objection to this application.</i></p>
<p><a href="#">15/00924/FUL</a> <b>Ward:</b> Tetbury <b>Date:</b> 18 March 2015 <b>Location:</b> The Takeway, Priory Inn Hotel, London Road, Tetbury, Gloucestershire, GL8 8JJ <b>Proposal:</b> Change of use of self-contained Class A3 (restaurant) unit at The Priory Inn to A5 (hot food takeaway)  <i>Tetbury Town Council has no objections to this application.</i></p>	<p><a href="#">15/00880/FUL</a> <b>Ward:</b> Tetbury <b>Date:</b> 19 March 2015 <b>Location:</b> Land Opposite 10 Cutwell, Tetbury, Gloucestershire, GL8 8DZ <b>Proposal:</b> Erection of dwelling on land opposite 10 Cutwell with change from agricultural to residential  <i>Tetbury Town Council do not support this application the objections to the previous application have not been addressed and still stand.</i></p>
<p><a href="#">15/00922/REM</a> <b>Location:</b> The Dormers , Cirencester Road, Tetbury, Gloucestershire, GL8 8HA <b>Proposal:</b> Erection of 25 dwellings (Reserved Matters)</p>	<p><a href="#">15/00870/FUL</a> <b>Date:</b> 25 March 2015 <b>Location:</b> Whispers, Berrells Road, Tetbury, Gloucestershire, GL8 8ED</p>

<p>details relating to Landscaping pursuant to outline planning permission reference 13/02727/OUT)</p> <p><i>Tetbury Town Council have a query regarding the maintenance of the strip of land to the West of the site bordering Springfields. This strip of land is outside the site boundary and council is concerned that it may not be included in the maintenance schedule.</i></p>	<p><b>Proposal:</b> Erection of single storey side and rear extensions and erection of porch</p> <p><i>Tetbury Town Council have no objections to this application</i></p>
<p><b><u>15/00525/FUL</u></b> <b>Date:</b> 26 March 2015 <b>Location:</b> Garage Off Fox Hill, Tetbury, Gloucestershire <b>Proposal:</b> Demolition of existing garage and the erection of a single dwelling plus car parking. Amendment to permission 13/05355/FUL</p> <p><i>Tetbury Town Council have no objections to this application</i></p>	<p><b><u>15/00905/OPANOT</u></b> - Notification under Class J of the Town and Country Planning (General Permitted Development) (Amendment) (England) Order 2013 for change of use of existing office building into 20 apartments (13 x 2 bed, 7 x 1 bed) - Former SIAC Office Building London Road</p> <p><i>Tetbury Town Council support this application and in view of the continued population increase will need to make improvements to the town centre therefore we asking for an amount of £20,000 as a s106 payment.</i></p>
<p><b><u>15/01004/TCONR</u></b> <b>Ward:</b> Tetbury <b>Date:</b> 09 March 2015 <b>Location:</b> Avon House, Chantry Court, Tetbury, Gloucestershire, , <b>Proposal:</b> 3 x Rowans - remove the annual growth, remove one damaged branch; 2 x Gladitsias - fell the tree close to the lamp post, reduce the other trees by 1.5 metres; Beech - remove two crossing branches toward Flat No.4, replace one cable in the upper crown; Cherry at the rear of the property close to the seating area - reduce the crown height and spread by 2 metres</p>	<p><b><u>15/01022/TPO</u></b> <b>Ward:</b> Tetbury <b>Date:</b> 09 March 2015 <b>Location:</b> Southdown, Charlton Road, Tetbury, Gloucestershire, GL8 8DY, <b>Proposal:</b> Apple (T4) - fell due to overgrown and low amenity value. Replant with 3 fruit trees adjacent, TP1, TP2, TP3., Sycamore (T6) - fell due to crowding of adjacent Horse Chestnut and Hawthorn, each of which have higher amenity value and more proportionate spacing., Willow (T8) - Pollard to 6 metres., Horse Chestnut (T7) - Crown Raise to 3 metres., Poplar (T11) - Fell due to low amenity value., Hawthorn (T9) - Fell 3 stems only, leaving T10 to flourish., Nothofagus (T2) - Reduce crown by 20% and shape. Crown raise to 3 metres., Ash (T3) - Crown raise to 3 metres.</p>
<p><b><u>15/01155/TCONR</u></b> <b>Location:</b> 13 Close Gardens, Tetbury, Gloucestershire, GL8 8DU <b>Proposal:</b> Sweet Chestnut - removal of dead wood and a third reduction of the long limb on the south west side, and then a more gently reduction of the rest of the canopy on spread as well as height, to bring all limbs in line with the long limb on the south west side</p>	<p><b>Application:</b> <b><u>15/00645/TPO</u></b> <b>Ward:</b> Tetbury <b>Date decided:</b> 26 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> 6 Cotswold Close, Tetbury, Gloucestershire, GL8 8RD <b>Proposal:</b> Copper Beech - Reduction in radial crown spread by 0.5 metre, and reduction in height by up to 1 - 1.5 metres, leaving a final radial crown spread of not less than 6m and a final height of approximately 19m with all pruning cuts back to secondary growth and none exceeding 30mm in diameter,</p>
<p><b><u>15/01363/TCONR</u></b> <b>Location:</b> The Priory Nursing Home, The Chipping, Tetbury, Gloucestershire, GL8 8ET <b>Proposal:</b> T708 - lime - reduce height by 6m and spread by 4m; , T709 - ash - remove deadwood, reduce branch over parking area by 4m; , T711 - beech - remove deadwood, T712 - lime - remove epicormic</p>	

<p>growth, T713 - Robinia - fell, T714 - sycamore - remove deadwood, T716 - lime - remove deadwood and epicormic growth</p>	
<p><b>Decisions</b></p>	
<p><b>Application:</b> <a href="#">14/05618/COMPLY</a> <b>Ward:</b> Grumbolds Ash <b>Date decided:</b> 02 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Land Parcel Quercus Park, Quercus Road, Tetbury, Gloucestershire, , <b>Proposal:</b> Residential development of 50 Dwellings - compliance with condition 5 (levels)</p>	<p><b>Application:</b> <a href="#">15/00206/NONMAT</a> <b>Ward:</b> Tetbury <b>Date decided:</b> 11 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Land North Of Cirencester Road, Cirencester Road, Tetbury, Gloucestershire, GL8 8SA <b>Proposal:</b> Non-material amendment to (1) Change the material of the walkway balustrading from glass to composite metal/painted steel; (2) Amendments to the walkway storage and seating units including a reduction in height of the glass screen; (3) Amendments to the materials for the walkway columns for the courtyard elevations from Cotswold stone finish pre-cast concrete to Glulam timber; (4) Cross references added to a number of the section plans for the core lobby elevations referring to more detailed and updated drawings; (5) An increased height of all the blocks by 157mm</p>
<p><b>Application:</b> <a href="#">14/05622/COMPLY</a> <b>Ward:</b> Grumbolds Ash <b>Date decided:</b> 11 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Land Parcel Quercus Park, Quercus Road, Tetbury, Gloucestershire <b>Proposal:</b> Residential development of 50 Dwellings - compliance with condition 12 (foul &amp; surface water drainage)</p>	<p><b>Application:</b> <a href="#">15/00905/OPANOT</a> Notification under Class J of the Town and Country Planning (General Permitted Development) (Amendment) (England) Order 2013 for change of use of existing office building into 20 apartments (13 x 2 bed, 7 x 1 bed) - Former SIAC Office Building London Road</p>
<p><b>Application:</b> <a href="#">15/00162/FUL &amp; LBC</a> <b>Decision:</b> Application Refused <b>Location:</b> H S B C, 2 Long Street, Tetbury, Gloucestershire, GL8 8AN <b>Proposal:</b> Existing ATM machine to be replaced with new model ATM machine and to be lowered in same location</p>	<p><b>Application:</b> <a href="#">15/00421/TPO</a> <b>Date decided:</b> 12 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Highfield Farm, Tetbury, Gloucestershire, GL8 8SD, <b>Proposal:</b> Removal of trees G6, G8, G9, T1741-1743 of TPO</p>
<p><b>Application:</b> <a href="#">14/03407/FUL</a> <b>Decision:</b> Application Permit <b>Location:</b> 30 Coronation Road, Tetbury,  <b>Proposal:</b> Formation of decking (Retrospective)</p>	<p><b>Application:</b> <a href="#">15/00073/FUL</a> <b>Decision:</b> Application Permit <b>Location:</b> Southdown , Charlton Road, Tetbury, Gloucestershire, GL8 8DY <b>Proposal:</b> Erection of a garden summer house</p>
<p><b>Application:</b> <a href="#">14/01784/COMPLY</a> <b>Ward:</b> Tetbury <b>Date decided:</b> 19 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Land Parcel South Of Quercus Road, Quercus Road, Tetbury, Gloucestershire, , <b>Proposal:</b> Compliance with conditions 6 (Landscaping), 9 (Trees), 12, 13, 15 and 16 (Design</p>	<p><b>Application:</b> <a href="#">15/00061/COMPLY</a> <b>Ward:</b> Grumbolds Ash <b>Date decided:</b> 25 March 2015 <b>Decision:</b> Application Permit <b>Location:</b> Land Parcel Quercus Park, Quercus Road, Tetbury, Gloucestershire, , <b>Proposal:</b> Development of 50 Dwellings - compliance</p>

<p>details) pursuant to Reserved Matters Approval for the development of 38 Later Living apartments for older persons (13/04451/REM)</p>	<p>with condition 7 (remediation)</p>
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**PL7. 4/15 To consider s106 contributions as appropriate in relation to any applications.** The former SIAC office Building London Road to apply for monies towards Town Centre improvements and services.

**PL8. To further consider 15/01155/TConr – Proposed pruning of sweet chestnut tree at 13 Close Gardens, Tetbury.** Cllr considered the tree officers report and agreed to accept the recommendations of the tree officer as follows “*Sweet Chestnut - crown reduction in height by 2-3m to leave a final height of 11m and a reduction in radial crown spread by 2-4m on the southwest and north sides to leave a final radial crown spread of 4m all around. Remove deadwood*”.

**PL8. 4/15 To note any correspondence received:** None.

**PL9. 4/15 To receive any brief Councilor’s reports:**

Cllr Lea: Was concerned that CDC did not take notice of TTC recommendations into account when deciding applications.

Cllr Pearce: expressed similar concerns as Cllr Lea.

Cllr Moran: suggested CDC planning officer is invited to speak to the new council and planning training is arranged for the new planning committee.

**Meeting closed at 8.20pm**

Chairman.....

Date 2<sup>nd</sup> March 2015