

CHIPPENHAM TOWN COUNCIL

Minutes of a meeting of the Planning and Environment Committee held at the Town Hall, High Street, Chippenham on Thursday 8 December 2011 at 7.00pm.

PRESENT: Councillor JR Scragg (Chairman)
Councillors MC Coates, WJ Douglas, Mrs MM Fallon, Mrs SA Gibson (part),
JA Phillips, Mrs NM Phillips, Mrs M Pile and RHP Purdon

OFFICERS

PRESENT: Mrs A Chard, Office Manager
Mr R Murphy, Principal Transport Planner, Transport Policy, Wiltshire Council
Cllr R Gamble, Portfolio Holder for Public Transport, Wiltshire Council

PUBLIC

PRESENT: One Member of the public was present

129. APOLOGIES

There were apologies for absence from Councillors PR Darby, DLB Powell, Mrs ME Stickland, Ms S Veitch and WA Wood.

130. DECLARATION OF INTEREST

No declaration of interest as defined by the Code of Conduct in the current approved Standing Orders was received.

131. PUBLIC QUESTION TIME

There were no written or verbal questions from any member of the public.

132. MINUTES

The Minutes of the meeting held on Thursday 17 November 2011 were approved as a correct record and signed by the Chairman.

133. MATTERS ARISING

Application No. N/10/04602/FUL - Sainsbury Store

Councillor Coates reported that he had attended the meeting of the Northern Area Planning Committee held on Wednesday 23 November (Min. 120(i) refers) and that a decision on the above planning application had been deferred to a future meeting.

134. CHAIRMAN'S ANNOUNCEMENTS

It was noted that a total of four signs were being displayed on the Morrison's roundabout, one each for Cepen Lodge, Premiere Inn, Fish and Chips and logs for sale. It was felt that these could prove a distraction to motorists and it was agreed to ask the Planning Department at Wiltshire Council if any planning permission was in place for any of these. Any response to be reported back to the Committee.

An agreement had been reached between developer, ING and Wiltshire Council regarding the development of the Bath Road and Bridge Centre site. After the contract for this is signed the developer hopes to submit a planning application early next year.

At a meeting of WALC Executive Committee held on Monday 5 December it was suggested that planning applications should no longer be sent to Town/Parish Councils in paper form but should be accessed electronically. This will need to be given more consideration in the new financial year.

135. WILTSHIRE LSTF CONSULTATION

Members received a presentation on Wiltshire Council's expression of interest bid to the Department for Transport's Local Sustainable Transport Fund from the Principal Transport Planner, Transport Policy and the Portfolio Holder for Public Transport, Wiltshire Council.

The overall aim of the bid is to improve Wiltshire's rail offer through a package of complementary measures that improve rail services between Salisbury/Westbury to Swindon and enhance sustainable access to Wiltshire's rail stations.

The package of complementary measures has three main elements:

- Support for improved rail services on the Salisbury to Swindon line.
- Interchange improvements at Wiltshire's railway stations such as bus-rail service enhancements, walking and cycling routes.
- Supporting smarter choices measures such as cycle hire schemes, electric vehicle charging points, station travel plans/personalised travel planning and community and staff involvement

The Chairman raised concerns about proposals for an interchange at Chippenham Railway Station which could include the closure of the Bus Station. The geographical position of the Railway Station (up a steep hill and away from the town centre) would make it difficult for the elderly/infirm to access and possibly lead to a requirement for extra bus stops in the town. He stated that as 85% of bus routes service the main Railway Station as well as the Bus Station there is minimum need for change to the current service. He added that although the facility was designed with minimum maintenance requirements the lack of litter bins at the Railway Station bus stops and lack of regular cleaning of forecourts was causing problems.

Chippenham is a main line station so a 'traffic generator' and improvements could encourage residents from Trowbridge and Melksham to pass through Chippenham by train instead of by car and improve linkage to the South West and Southampton. Westbury is a key point at which several routes come together.

Members agreed that electric charging points for cars and bike hire schemes would be worthwhile additions to railway stations.

RESOLVED that the Town Council support Wiltshire Council's expression of interest bid to the Department for Transport's Local Sustainable Transport Fund.

136. **PROPOSED TEMPORARY STREET CLOSURES/TRAFFIC MANAGEMENT/AREA BOARD ISSUES**

(i) **Highway Improvement Requests**

Requests for highway improvements, received by Chippenham Area Board were considered, although it was noted that they had already been decided by the Community Area Transport Group at its meeting held on 28 November 2011 as follows (copies in Minute Book):

Issue No. 1880 (Lowden) - proposed speed humps and 20mph sign considered impractical and parked cars already provide a form of traffic calming.

Issue No. 1881 (Lowden) – new refuges now installed at junction of Lowden and A4 in the direction of Chippenham Community Hospital. No further action considered necessary at CATG.

Issue No. 1937 (Flowers Yard) – this issue has been referred to Wiltshire Council's Car Parking Team.

RESOLVED that the Town Council had no comments to make on Issue Nos. 1880, 1881 or 1937.

(ii) **A4 Pewsham Way/Canal Road: Proposed Pedestrian Improvements**

An email was received from the Principal Traffic Engineer, Wiltshire Council regarding a scheme to provide an extension of the current footway link on Canal Road and construct a larger island with new crossing points to enable easier pedestrian access to the footpath/cycle path which forms part of the NCR route 4.

After taking a vote which was 4 in favour, 1 against and 1 abstention, it was

RESOLVED that the Town Council support this scheme.

137. **STREET NAMING**

Development on corner of Marshfield Road/Dallas Road

An email was received from The Principal Development Officer, New Housing, Wiltshire Council regarding a name for the above development. Originally Somer Housing had proposed a competition to choose a name but had since decided to ask for suggestions in a newsletter which they had circulated to local residents.

RESOLVED that the Town Council agree local residents should choose a name for the development on the corner of Marshfield Road/Dallas Road.

138. APPEAL NOTICES AND DECISIONS

There were no new issues relating to the above.

139. LOCAL PLAN ISSUES

Localism Act

Members received a paper on the new Localism Act prepared by the Chairman (copy in Minute Book). He had attended a WALC Executive Committee meeting on Monday 5 December at which the Director of Development Service, Neighbourhood and Planning had explained about the Community Infrastructure Levy (CIL) and Section 106 Legal Agreements for major developments.

Local authorities would need to develop a comprehensive plan as to what is needed for development and Town/Parish Councils would be asked to input into this.

Councillor JA Phillips read out his personal comments on the Chairman's analysis of key provisions of the Localism Act.

RESOLVED that the above be noted and a copy of a note by Wiltshire Council on CIL be circulated to Members by email.

140. PLANNING APPLICATIONS

RESOLVED that

- (i) The attached list of observations on planning applications be submitted to the Local Planning Authority.
- (ii) Where refusal is recommended the appropriate Unitary Councillor be requested to call the application to Committee.
- (iii) The Chairman be informed by the Office as soon as the Agenda for Wiltshire Council's Northern Area Planning Committee is received so that he can decide whether to nominate a Member to attend.

141. PRESS RELEASE

RESOLVED that no specific press release be issued but that the Minutes be made available in the usual way.

The meeting concluded at 8.45 pm.

These Minutes are subject to confirmation at the next meeting.

PLANNING APPLICATIONS – 8 December 2011

- N/11/03510/FUL Erection of canopy at Busy Bees Nursery, Lowden Avenue.
- No objection.
- N/11/03547/FUL Change of use to information centre at Town Hall, 2 High
Street for Chippenham Town Council.
- Unable to comment.
- N/11/03623/ADV Fascia and projecting sign at Unit 17, Borough Parade for
Specsavers Optical Stores.
- No objection.
- N/11/03635/FUL Erection of new office building on ground, first and second
floors with storage and plant space to part third floor, together
with associated parking and landscaping (renewal of
N/08/02237/FUL) at Plot 8 Greenways Business Park,
Bellinger Close for PC Asset Management Ltd.
- No objection.
- N/11/03739/FUL 14 residential apartments – land at Audley Road for Box Property
Group (Joint Ventures) Limited.
- No objection.
- N/1103740/CAC Demolition of fencing and other ancillary buildings to allow for
development of 14 residential apartments – land at Audley Road for
Box Property Group (Joint Ventures) Limited.
- No objection.
- N/11/03746/FUL Two storey rear extension and demolition of garage at
4 Littlecote Road for Mrs Salah.
- No objection.
- N/11/03794/TCA Crown reduce yew tree by 20%; reduce height and width of
conifer hedge at Oak Lodge, Bristol Road for Mr Schoeman.
- No objection subject to the approval of the Tree and Landscape
Officer.
- N/11/03798/LBC Demolition of existing footbridge and erection of a
replacement and associated works at Chippenham Railway
Station, Cocklebury Road for Network Rail.
- No objection. The Town Council welcomes these improvements,
especially the new disabled access. It supports the efforts of Wiltshire
Council Officers to ensure the new design is in keeping with the
character of the building (as noted in the correspondence which
accompanies the application).

- N/11/03802/TEL Prior approval for demolition of existing footbridge and erection of a replacement at Chippenham Railway Station, Cocklebury Road for Network Rail.
- No objection. The Town Council welcomes these improvements, especially the new disabled access. It supports the efforts of Wiltshire Council Officers to ensure the new design is in keeping with the character of the building (as noted in the correspondence which accompanies the application).
- N/11/03809/FUL Rear extension at 3 Provis Mead for Mr Harvey.
- No objection.
- N/11/03822/FUL Change of use of land to training area, car park and dry mooring at Chippenham Sailing and Canoeing Club, Long Close.
- No objection.
- N/11/03827/TPO Fell one blue cedar at 30 Coniston Road for Mr Wilson.
- No objection subject to the approval of the Tree and Landscape Officer.
- N/11/03836/FUL Side extension at 76 Queens Crescent for Mr & Mrs Morgan.
- No objection.
- N/11/03865/FUL Two storey rear extension at 47 Yewstock Crescent West for Mr Beaven.
- No objection.
- N/11/03874/FUL Six standard PV solar panels to be mounted on the south facing roof at 11 Turnberry Close for Dr. Murry.
- No objection.
- N/11/03881/FUL Replacement of existing single storey rear extension; loft conversion with addition of a dormer window at 49 East Yewstock Crescent for Mr Tait.
- No objection.
- N/11/03891/FUL Proposed two storey side and rear extension at 36 King Alfred Street for Mr Say.
- No objection.
- N/11/03896/FUL Erection of dwelling (resubmission of N/10/02507/FUL) at 10 Ladds Lane for Messrs King.
- Recommend refusal as overdevelopment of site. The Town Council also reiterates its previous comments submitted in August 2010 that this proposed development is in the conservation area and due to the lack of detailed plans showing rooflines, etc. the Conservation Officer's approval should be sought.
- N/11/03915/ADV Installation of 2 totem signs at Former Focus Do It All, Methuen Park for Legal and General (Corsham Parish).
- The Town Council is unable to make any comments until detailed signage information is received.