

CHIPPENHAM TOWN COUNCIL

Minutes of a meeting of the Planning, Environment & Transport Committee held at the Town Hall, High Street, Chippenham on Thursday 19 July at 7pm

COUNCILLORS

PRESENT:

Richard Bambury	Bill Douglas
Peter Hutton	Ruth Lloyd (substitute)
Michael Merry	Nick Murry
Mary Norton	Michelle Pearce (Chair)
Andy Phillips	Nina Phillips
John Scragg	Sandie Webb

OFFICERS

PRESENT: Andy Conroy, Planning Officer
Daryl Jones, Corporate Support Manager

PUBLIC

PRESENT: Two members of the public were present

PUBLIC QUESTION TIME

One member of the public spoke in relation to Planning Application 18/0421/OUT.

35. APOLOGIES

There were apologies for absence from Councillor Jenny Budgell.

36. NOTIFICATION OF SUBSTITUTION

Notification was received that Councillor Ruth Lloyd was substituting for Councillor Jenny Budgell.

37. DECLARATION OF INTEREST

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

38. MINUTES

The Minutes of the meeting held on Thursday 28 June 2018 were approved as a correct record and signed by the Chairman.

39. CHAIRMAN'S ANNOUNCEMENTS

- (i) The Chairman informed the Committee that the Planning Officer will attend all future meetings.
- (ii) The Chairman informed the Committee that Chippenham CATG would be reinstating their administrative support.

- (iii) The Chairman informed the Committee that consultation would be taking place regarding the proposed Sadlers Mead Car Park Development at Wiltshire Council Monkton Park on 25 July – drop in anytime between 1pm and 7pm.

40. PLANNING APPLICATIONS

RESOLVED that

- (i) The attached list of observations on planning applications be submitted to the Local Planning Authority.
- (ii) The appeal decision was noted in respect of planning application 17/05672/FUL (erection of 6 residential units including landscaping, highways layout and related works at lane west of Forest Lane). The appeal was allowed and planning permission granted. At its meeting in July 2017 the Town Council recommended refusal.
- (iii) The appeal decision was noted in respect of planning application 17/10658/FUL (land to the rear of 25 The Tinings). The appeal has been dismissed. At its meeting in November 2017 the Town Council objected to this application.
- (iv) The confirmation of Tree Preservation Order 2018/00002/IND for 1 Copper Beech, 1 Walnut and 2 Norway Maple trees on land at Showell Nursery (PET Minute 144 of 15 February 2018 refers) was noted.

41. REVIEW OF PET COMMITTEE PROTOCOLS

Councillors discussed a report by the Administrative Services Officer - Planning (copy in Minute Book) and had mixed views on the content. After much deliberation it was proposed by the Chairman, Councillor Michelle Pearce, and seconded by Councillor Andy Phillips and voted with the majority in favour and it was

RESOLVED that

The report recommending PET Committee protocols is referred to the next Full Council meeting for ratification.

Councillor Peter Hutton requested the fact he opposed the recommendation be minuted.

Councillor Andy Phillips requested that the fact that he voted for the recommendation be minuted.

42. WILTSHIRE COUNCIL DROPPED KERB EXERCISE 2018/19

Councillors considered the report from the Administrative Services Officer – Planning (copy in Minute Book) regarding requests for dropped kerb as part of CATG's annual dropped Kerb Exercise 2018/19.

RESOLVED that

All six dropped kerbs proposals be sent to Wiltshire Council for consideration at the following locations:-

- 1) Phillips Close junction off Chamberlain Road
- 2) Whittle Close junction off Chamberlain Road
- 3) Awdry Close junction off Chamberlain Road
- 4) Bruges Close junction with Eastern Avenue
- 5) Avonmead junction with Downham Mead
- 6) Ivy Road and Ivy Lane / Bridge Centre Roundabout

43. CHIPPENHAM CYCLE NETWORK DEVELOPMENT GROUP

Councillor Nick Murry provided a verbal update on the Chippenham Cycle Network Development Group.

44. PROPOSED TEMPORARY STREET CLOSURES/TRAFFIC MANAGEMENT

- (i) Temporary Closure of A420 (part) Park Lane/New Road/Marshfield Road/Ivy Lane

Councillors noted the temporary closure of the A420 (part) Park Lane/New Road/Marshfield Road/Ivy Lane from 30 July – 15 August 2018 between the hours of 09:00 and 16:30 and 19:00 and 00:00 to enable Tarmac to carry out carriageway reconstruction, resurfacing, ironworks adjustments and road markings.

- (ii) Temporary Closure of Easton Lane (part) and unclassified footpath, Chippenham (Ref. TTRO 5213)

Councillors noted the update on the above closure.

45. PRESS RELEASE

It was agreed to issue a press release regarding the Committee's proposals for dropped kerbs as part of the CATG's annual dropped Kerb Exercise 2018/19.

46. DATE OF NEXT MEETING

The next meeting will take place on 9 August 2018

The meeting concluded at 8.20pm

These Minutes are subject to confirmation at the next meeting

Signed on behalf of the Committee as a true record of the meeting

Chairman:

Date:

PLANNING APPLICATIONS OBSERVATIONS – 19 July 2018

Application No.	Address/Description	Ward
18/04241/OUT	<p>Land at Showell Farm, Showell SN15 2NU</p> <ul style="list-style-type: none"> - Outline planning permission for nursing/care home (use class C2). - No objection. However, the Town Council's Planning Officer raised the following concerns: <ul style="list-style-type: none"> • The development was premature at this point in time and did not pass the tests of Core Policy 46 of the Wiltshire Core Strategy in terms of: <ul style="list-style-type: none"> ➤ Evidencing need. ➤ Facilities and services are not accessible to the site. ➤ The development is not located adjacent to the settlement. <p>In addition:</p> <ul style="list-style-type: none"> • The impact of any future occupiers' amenity in terms of noise and disturbance from the adjacent industrial site where the end user is not yet known. 	CP & Derriads
18/04445/FUL	<p>6 Chester Way SN14 0XR</p> <ul style="list-style-type: none"> - Conservatory to rear elevation. <p>No objection</p>	CP & Derriads
18/05280/LBC	<p>41 Bristol Road SN15 1NT</p> <ul style="list-style-type: none"> - Single storey rear and side extensions. <p>No objection</p>	Hardenhuish
18/05379/FUL	<p>21 Orchard Road SN14 0BE</p> <ul style="list-style-type: none"> - Alterations to roof to provide additional accommodation in the roof space, addition of dormer windows and single storey rear extension (resubmission of 18/01461/FUL). <p>Object – The existing bungalow has been designed to take advantage of this shallower corner plot and imparts a suburban spaciousness at the corner. The proposed development would result in dramatic alterations to the existing bungalow and constitute over-development of the plot – in effect turning the 2-bed bungalow into a 4-bed house. The proposed front dormer windows, change of roof to half hip, extension of the roof over the garage, and new porch would create a resulting building that would appear architecturally discordant and out of character with the surrounding area. It would also create a 'terracing effect' in the streetscene, and could set a precedent for approving similar such inappropriate development to existing bungalows in the vicinity. The proposed development would therefore be contrary to Core Policy 57 of the Wiltshire Core Strategy, and the National Planning Policy Framework.</p>	Queens & Sheldon

18/05512/FUL	Sainsbury's, Bath Road SN14 0BJ - Installation of 2 plant units. No objection	CP & Derriads
18/05893/FUL	32 Brewer Mead SN15 3FB - Orangery extension to rear elevation. No objection	Pewsham
18/05958/CLE	43 Frogwell Park SN14 0RB - Certificate of lawfulness for single storey orangery built in 2016. No objection	CP & Derriads
18/06031/FUL	1 Ailesbury Close SN15 3TX - Rear/side extension to create larger kitchen with flat roof and lantern. No objection	Pewsham
18/06341/FUL	29 Lady Coventry Road SN15 3NF - Proposed single storey extension. No objection	Monkton
18/06380/FUL	3 Southmead SN14 0RT - Single storey extension to rear of existing dwelling. No objection	Queens & Sheldon
Amended Plans		
18/01610/REM	Land at North Chippenham (Parcel P1B) Development comprising the erection of 51 dwellings and associated landscaping and infrastructure (reserved matters application pursuant of outline application 12/00560/OUT relating to appearance, scale, layout and landscaping). No objection	Hardenhuish (& Langley Burrell Kington)