



EMERSONS GREEN
TOWN COUNCIL

**Minutes of Planning Committee Meeting 07th December 2020
(Held via Zoom)**

Present: Councillors Bassett, Budd, R Hunt, Morgan, Somers and Wilkins

Attendees: Donna Simmons (Planning Committee Clerk)

The Chairman welcomed all to the meeting

385. Apologies

Apologies were received from Cllrs Nichols, and Todd

386. Declarations of Interest

None

387. Public Participation

None

388. Approval of Minutes of 09th November 2020

It was **RESOLVED** that the minutes of 23rd November are approved as an accurate record of the meeting on 23rd November 2020. It was noted that the Chairman will sign the original copy of these minutes at the earliest opportunity.

389. Outstanding Items from Minutes

None

390. Planning Applications

- a) P20/22881/F – Unit 7 The Village Emerson Way Emersons Green (External alterations to shop front and installation of rear vents to facilitate Change of Use from Bank to Tanning Salon (sui generis) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended)) – it was **RESOLVED** that **No Objection** be raised.
- b) P20/22882/ADV – Unit 7 The Village Emerson Way Emersons Green (Display of 4no. sections of externally illuminated fascia sign and various non illuminated vinyl signs) – it was **RESOLVED** that **No Objection** be raised.
- c) P20/23046/PDR – 24 Meadgate Emersons Green (Garage conversion and erection of single storey rear extension to form additional living accommodation) – it was **RESOLVED** that **No Objection** be raised subject to the approval of the South Gloucestershire Council Transport Officer with regards to the provision of parking.
- d) P20/23165/F – 62 Leap Valley Crescent Downend (Raising of roofline and installation of front and rear dormers to create first floor living space) – it was **RESOLVED** that **No Objection** be raised.
- e) P20/23276/F – 27 Guest Avenue Emersons Green (Garage conversion and erection of rear conservatory. (Retrospective)) – it was **RESOLVED** that **No Objection** be raised subject to the approval of the South Gloucestershire council Transport Officer with regards to the provision of parking.
- f) P20/23738/PNH – 20 Bluebell Way Lyde Green (Erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 3.5m, for which the maximum height would be 3m, and for which the height of the eaves would be 2.7m) – it was **RESOLVED** that **No Objection** be raised.

391. Planning Decisions – Noted

- a) P20/17242/F – Blackhorse Garage Westerleigh Road (Installation of vehicle charging points and associated electrical infrastructure) – PERMIT (The Town Council did not Object, however, Members noted that some parking provision would be lost to accommodate the proposed charging bays and welcomed alternative parking provision within the site. The submitted plans did not clarify if the proposed charging bays could be used for general parking if not in use. It was also noted that the cycle stands were to be removed and not reinstated once the works were complete).
- b) P20/17998/TRE – 46 Wadham Grove Emersons Green (Works to pollard back to previous points 2no Popular Trees. Covered by KTPO 03/91 dated 29th July 1991) – PERMIT (The Town Council did not Object subject to the approval of the South Gloucestershire Council Tree Officer).
- c) P20/18632/f – 50 Guest Avenue Emersons Green (Erection of front porch) – PERMIT (The Town Council did not Object subject to the approval of the South Gloucestershire Council Transport Officer with regards to the adequate provision of parking).
- d) P20/18963/TRE – 62 Wadham Grove Emersons Green (orks to re pollard 2 no Poplar trees at 5m with 3 pollard knuckles trees covered by KTPO 03/91 dated 29th July 1991) – PERMIT (The Town Council did not Object subject to the approval of the South Gloucestershire Council Tree Officer).

392. Correspondence

- a) Notification from South Gloucestershire Council of a consultation for the installation of an informal pedestrian crossing point with pedestrian refuge island across Badminton Road Downend (A432) adjacent to Avonmere Care Home. Further information can be found at www.southglos.gov.uk/consultation
Documents circulated to Members prior to the meeting – Noted
- b) LI20/3916/STM – Notification from South Gloucestershire Council of an application for the renewal of a Mobile Street Trader License from Butties Sandwich Bar (2) to trade throughout the South Gloucestershire Area. The application is for the selling of sandwiches, snacks and drinks between the hours of 07:00 – 18:00 Monday to Sunday – Noted

393. Items to report (no decisions can be made at this time)

Cllr Bassett gave his apologies for the next meeting

394. Date of next meeting – Monday 21 December 2020 at 10.30

The Chairman closed the meeting at 10.55 am