



EMERSONS GREEN
TOWN COUNCIL

Minutes of Planning Committee Meeting 13th September 2021

Present: Councillors Somers (Chair), Budd and Morgan

Attendees: Donna Simmons (Planning Committee Clerk)

2021.34. Apologies

Apologies were received from Cllrs Bassett, Hunt, Nichols and Wilkins

2021.35. Declaration of Interest under the Localism Act

None

2021.36. Public Participation (not to exceed 5 minutes)

None

2021.37. Approval of Minutes of 31st August 2021

It was **Resolved** to approve the minutes of the meeting held on 31st August 2021.

2021.38. Outstanding Items from Minutes

- Blackhorse Road Mangotsfield road markings – Members noted that whilst some markings have been reinstated, not all have yet been completed. The Committee Clerk will monitor the situation and if the markings are not completed by the next meeting will contact South Gloucestershire Council again.
- Emersons Green Park sign post pulled from the ground – it was noted that although the item had been reported to South Gloucestershire Council, no remedying works have been carried out. The Committee Clerk will report the item again to South Gloucestershire Council.

2021.39. Planning Applications

- a) P21/05613/F– 289 Badminton Road Downend. Adjoining parish application (Installation of rear raised decking and access ramp) – **RESOLVED** that **No Comment** be made.
- b) P21/05625/F – 20 Homefield Close Emersons Green (Erection of single storey rear and side extension to form additional living accommodation) – **RESOLVED** that **No Objection** be raised.

- c) P21/05648/F – 3 Westons Brake Emersons Green (Erection of a single storey rear extension to form additional living accommodation) – **RESOLVED** that **No Objection** be raised.
- d) P21/05807/F – 8 Paddock Close Emersons Green (Erection of two storey front extension to form garage/utility room with home office to first floor) – **RESOLVED** that Members have **No Objection** in principle, however, they believe that the proposal is of poor design and is not in-keeping with the surrounding street scene.
- e) P21/05819/F – 129 Colliers Break Emersons Green (Erection of a single storey warm roof conservatory) – **RESOLVED** that **No Objection** be raised.
- f) P21/05863/ADV – Emerald Park East Longmead Road Emersons Green (Consent to display 3no non illuminated freestanding post and panel signs) – **RESOLVED** that **No Objection** be raised.
- g) P21/05987/CLP – 285 Badminton Road Downend. Adjoining parish application (Installation of rear dormer to facilitate loft conversion) – **RESOLVED** that **No Comment** be made.

2021.40. Planning Decisions – Noted

- a) P20/24005/FDI – Land South of Lyde Green (Diversion of public footpath LPU/36) – PERMIT (The Town Council did not Object).
- b) P21/04239/F – 101 Westbourne Road Downend (Demolition of existing single storey side extension. Erection of two storey side extension to form additional living accommodation. Installation of raised timber decking) – PERMIT (The Town Council did not Object).
- c) P21/04426/TRE – 117 Guest Avenue Emersons Green (Works to crown reduce 1no Oak tree by 2 metres to leave a finished height of 10 metres and a radial spread of 12 metres. and crown thin by 15%. Covered by Tree Preservation Order KTPO 03/91 dated 26th February 1991) - PERMIT (The Town Council did not Object subject to the approval of the South Gloucestershire Council Tree Officer).
- d) P21/04806/PDR – 57 Guest Avenue Emersons Green (Erection of single storey rear extension to form additional living accommodation) – PERMIT (The Town Council did not Object).
- e) P21/05021/PDR – 99 Pinkers Mead Emersons Green (Demolition of existing rear conservatory. Erection of single storey rear extension and conversion of existing garage to form additional living accommodation) – PERMIT (The Town Council did not Object, subject to the adequate provision of parking).
- f) P21/05136/F – 23 Cynder Way Emersons Green (Demolition of existing conservatory. Erection of a single storey rear extension to form additional accommodation) - PERMIT (The Town Council made No Comment).
- g) P21/05243/PDR – 41 Pinnell Grove Emersons Green (Erection of a single storey rear extension to form additional living accommodation) – PERMIT (The Town Council made No comment).

2021.41. Correspondence

- a) PT.7065 – Bristol to Bath Cycle Path, Emersons Green – Notification from South Gloucestershire Council of the intention to make an order, the effect of which will be to close, temporarily, to pedestrians and cyclists that length of the Bristol to Bath Cycle Path which extends from its junction with Charnhill Drive to its junction with Ridley Avenue. The order is required in connection of the likelihood of danger to the public whilst drainage and resurfacing works are completed. The order will be operative from

27 September 2021 for a maximum of six month. However, the closure may not be implemented for the whole of the period but only when traffic signs are in place and only so long as is necessitated by the works, which are anticipated to last for five days. The alternative route will be A4175 Station Road, Siston Park, unnamed footpath, Bristol to Bath Cycle Path and vice versa – **Noted**

- b) PT.6847 – Public Footpath LPU/36/30 Emersons Green – Notification from South Gloucestershire Council that the order made by the council on 10 March 2021 has been continued in force, until 20 March 2022 or until such time as the works to construct new nearby dwellings and infrastructure are completed, whichever is the earlier. The effect of which was to close temporarily to pedestrians that length of public footpath at Lyde Green which extends from a point of 166 metres south-east of its junction with Willowherb Road in a generally south easterly direction for a distance of 132 metres. The alternative route continues to be LPU/36/30 (parts unaffected), Bristol and Bath Railway path (continuing adjacent to A4174), Willowherb Road and vice versa – **Noted**

2021.42. Items to report (no decisions can be made at this time)

Cllrs Budd and Somers gave their apologies for the next meeting

2021.43. Date of next meeting – Monday 27 September 2021 at 10.30

The Chairman closed the meeting at 11.10am