



EMERSONS GREEN  
TOWN COUNCIL

## Minutes of Planning Committee Meeting 25<sup>th</sup> April 2022

Present: Councillors Somers (Chair), Budd and Morgan

Absent: Councillor Nichols

Attendees: Donna Simmons (Committee Clerk)

### 2021.179. Apologies

Cllrs R Hunt and Sunderland

### 2021.180. Declaration of Interest under the Localism Act

None

### 2021.181. Public Participation (not to exceed 5 minutes)

None

### 2021.182. Approval of Minutes of 11<sup>th</sup> April 2022

It was **RESOLVED** to approve the minutes of the meeting held on 11<sup>th</sup> April 2022.

### 2021.183. Outstanding Items from Previous Minutes

None

### 2021.184. Planning Applications

- a) P22/01746/F – Land at 29A And 29B St James Place Mangotsfield. Adjoining parish application (Demolition of existing semi-detached dwellings and garages. Erection of 6 no. attached dwellinghouses with associated parking, alteration to access, landscaping and associated works) – **RESOLVED** that **No Comment** be made
- b) P22/02060/PNH – 29 Richmond Road Mangotsfield (Erection of a single storey rear extension which would extend beyond the rear wall of the original house by 6.00 metres, for which the maximum height would be 3.20 metres, and for which the height of the eaves would be 2.85 metres) – **RESOLVED** that **No Objection** be raised.
- c) P22/02087/HH – 91 Johnson Road Emersons Green (Erection of a single storey rear extension to provide additional living accommodation) – **RESOLVED** that **No Objection** be raised.
- d) P22/02107/ADV – 116 Emerson Way Emersons Green (Display of 2 no. non illuminated fascia signs) – **RESOLVED** that **No Objection** be raised.

- e) P22/02112/F – 116 Emerson Way Emersons Green (Installation of 2 no. air conditioning units and 1 no. out of hours dispensary for use with the vet clinic (Class E)) – **RESOLVED** that **No Objection** be raised.
- f) P22/02143/HH – 61 Tunbridge Way Emersons Green (Erection of a single storey rear extension to provide additional living accommodation) – **RESOLVED** that **No Objection** be raised.
- g) P22/02177/HH – 25 Morley Avenue Mangotsfield (Erection of single storey and two storey rear extensions with single storey front extension, to form additional living accommodation) – **RESOLVED** that **No Objection** be raised.

### **2021.185. Planning Decisions – Noted**

- a) 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) – PERMIT (The Town Council did not Object to the amended plans).
- b) P22/0185/F – 2 Farm Close Emersons Green (Erection of single storey side and first floor side extensions to provide additional living accommodation) – PERMIT (The Town Council did not Object).
- c) P22/00919/CLP – 146 Jenner Boulevard Lyde Green (Erection of front porch) – PERMIT (The Town Council did not Object).
- d) P22/01051/HH – 43 Wadham Grove Emersons Green (Erection of two storey side and rear extension to provide additional living accommodation) – PERMIT (The Town Council did not Object).
- e) P22/01072/TRE – 40 Bampton Close Emersons Green (Works to crown reduce 1no Oak Tree by 1 metre to leave a finished height of 8 metres and radial spread of 6 metres. Covered by Tree Preservation Order KTPO3/91 dated 29 July 1991) – PERMIT (The Town Council did not Object subject to the approval of the south Gloucestershire Council Tree Officer).
- f) P22/01189/HH – 2 Aintree Dive Downend. Adjoining parish application (Raising of roof line to facilitate loft conversion. Erection of a single storey rear extension to form additional living accommodation) – PERMIT (The Town Council made No Comment).

### **2021.186. Correspondence – Noted**

- a) PT.7076 – Public footpath LPU/36 (Part) at Land South of Lyde Green. Notification from South Gloucestershire Council that the Order made by South Gloucestershire District Council has now been formally confirmed and came into force on 13 April 2022.
- b) Notification from South Gloucestershire Council of an application for the temporary closure of Quarry Way (from No. 52 to its closed end) Emersons Green. The closure will be on 5th June 2022 from 12.00pm to 19.00pm for the holding of the Queens Platinum Jubilee street party.

### **2021.187. Items to report (no decisions can be made at this time)**

- a) Cllr Morgan identified a possible breach of planning regulations at a property in the Emersons Green area. The Committee Clerk will report the matter to South Gloucestershire Council Planning Enforcement Team.
- b) Cllr Budd has received a written request from a planning consultant representing Zurich Assurance Ltd to attend a planning committee meeting and present the proposals as listed in the pre-application enquiry PRE/22/0183 - Emersons Green

Skate Park. The Committee Clerk will extend a formal invitation to attend a committee meeting in the very near future.

**2021.188. Date of next meeting – Monday 09 May 2022 at 10.30am**

The Chairman closed the meeting at 11.15am

DRAFT