



Sodbury Town Council

Minutes of a Meeting of the Planning & Consultation Committee 29th October 2019, STC Offices @ 18:45 hrs

Committee Members

Councillors: J Ball, L Banister, L Boon, M Gilpin, C Hays, P Rumney

Present

Councillors: J Ball, L Banister, M Gilpin, C Hays, P Rumney

Clerk: Cate Davidson (for part of the meeting)

Asst. Clerk: Jackie Stallard

1. **Apologies**
Cllr Boon absent.
2. **Declarations of Interest**
Cllr Hays – P19/14895/F & P19/14892/LB: 20 High Street, Chipping Sodbury
3. **Approval of Minutes of 24th September 2019**
Resolved that the minutes of 24th September 2019 are approved as an accurate record of the meeting and signed by the Chairman.
4. **Matters Arising**
None
5. **Consideration of planning applications**
All plans and related documents were considered by Members and the following resolutions to be submitted to SGC: -

Application no. & address	Description	Decision by Council
P19/14130/F Fattinghouse Farm Mill Lane Old Sodbury	Erection of first floor front extension to provide additional living accommodation	No objection
P19/13973/PNA Fattinghouse Farm Mill Lane Old Sodbury	Prior notification of the intention to erect 1no. agricultural building for the housing of machinery and fodder	No objection
P19/14499/0 Land at Chapel Lane Old Sodbury	Outline planning permission for up to 5 no dwellings with all matters reserved	OBJECTION: (1) Highway safety - poor visibility onto Chapel Lane which is already a busy road (2) inappropriate development in a Greenbelt area with the potential to set a harmful precedent.
P19/14447/F Old Sodbury Village Hall Cotswold Lane Old Sodbury	Erection of a single storey extension. Installation of photo voltaic roof panels	No objection
P19/14610/F Vauxhall House Gorlands Road	Erection of 1 st floor extension over existing garage with front dormer window, installation of rooflights and creation of rear balcony to	No objection



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Chipping Sodbury	form additional living accommodation	
P19/14895/F 20 High Street Chipping Sodbury	Erection of rear conservatory to facilitate Change of use of mixed use shop (class A1) and residential dwelling (Class C3) to form 2no. dwellings with associated works as defined in the Town and Country Planning (use classes) Order 1987 (as amended).	No objection
P19/14892/LB 20 High Street Chipping Sodbury	Internal & external alterations to include erection of rear conservatory and alterations to existing windows and doors to facilitate change of use of mixed shop use (Class A1) and residential dwelling (class C3) to form 2no dwellings.	No objection
P19/14470/TCA 38 Horse Street Chipping Sodbury	Works to fell 1no Ash tree	No objection
P19/15341/TCA 15 High Street Chipping Sodbury	Works to fell 1no. Acer tree	No objection

P19/14499/0 – Land at Chapel Lane

A discussion took place and concern raised with regard to highway safety, ie poor visibility exiting onto Chapel Lane from the site on an already busy road. In addition, Members considered it inappropriate development in a Greenbelt area and AONB and objected to the application.

P19/14447/F – Old Sodbury Village Hall

Cllr Rumney declared an interest and took no part in the discussion. All neighbour comments were taken into account and following discussion, no objection raised.

6. Neighbourhood Plan

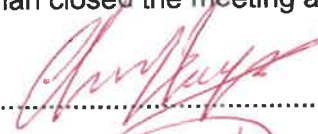
Following attendance at a Planning workshop and a presentation that related to Charfield Neighbourhood Plan, Cllr Banister was keen to see if there was an interest for such a plan in Sodbury. The Clerk highlighted that neighbourhood plans were 'community' driven as opposed to town council and a strict legal process needed to be followed. Following discussion, it was **Resolved** to refer the matter to Full Council and arrange for a speaker to attend.

7. Items to Report

Cllr Ball reported with regard to the Cotswold Homes development at Trinity Lane and that a hedge had been removed.

8. Next meeting – to be arranged

The Chairman closed the meeting at 19:40 hrs

Signed 

Dated 