

**DURSLEY TOWN COUNCIL**

MINUTES and REPORT of the MEETING of the PLANNING COMMITTEE of the Council held in the **Dursley Methodist Church Rooms, Castle Street, Dursley**, at 6.30pm on Tuesday, 19<sup>th</sup> July 2016.

PRESENT

Chairman: Councillor M Laybourne.

Councillors: S Creswick, P Hayes, N Grecian, J Burdge, S Ackroyd, L Patrick, B Cairns.

In Attendance: Deputy Town Clerk, L Wellings.

1. APOLOGIES FOR ABSENCE

Apologies for absence had been received, from Councillors M Nicholson (personal) and A Sheffield (personal).

2. MEMBERS' DECLARATIONS OF INTEREST

There were no declarations of interest.

3. REQUEST FOR DISPENSATIONS

There were no requests for dispensations.

4. REPRESENTATIONS FROM THE PUBLIC

There were no representations from the public.

5. MINUTES

The Minutes and Report of the Meeting of the Planning Committee held on the 21<sup>st</sup> June 2016, having been circulated among the members, were taken as read, confirmed and signed by the Chairman as a correct record.

6. GENERAL DUTIES

The Chairman reminded all members that the Council has a duty to consider the following matters in the exercise of any of its functions: Equalities, Crime & Disorder, Health & Safety and Human Rights.

7. PLANNING APPLICATIONS

Councillors Creswick and Cairns introduced the following applications:

- i) **S.16/1292/HHOLD** 56 Rosebery Park, Dursley, GL11 4NS  
Single Storey extension to front elevation to create a third bedroom and downstairs WC/cloakroom.

**RESOLVED:** No observations.

- ii) **S.16/1264/HHOLD** 8 Chestal Terrace, Chestal, Dursley, GL11 4JD  
Garden Room (incl. Home office/Gym) within garden of property.

**RESOLVED:** No observations.

- iii) **S.16/1297/HHOLD** Crooked Cottage, Water Street, Dursley, GL11 4JG  
Erection of first floor bedroom extension to rear of property.

**RESOLVED:** Do not object or support but wish to make comments. The Council does not believe that the proposed development detracts from the character and appearance of the area.

- iv) **S.16/1304/FUL** Land at 20 Fort Lane, Dursley  
New dwelling (revision following previous permission).

**RESOLVED:** No observations.

- v) **S.16/1282/HOLD** 64 Uley Road, Dursley, GL11 4NN  
Two storey extension to the side of the property.

**RESOLVED:** No observations.

- vi) **S.16/1397/HHOLD** 28 Brownings Lane, Dursley, GL11 4GD  
Partial fencing off of garden in keeping with similar fences as erected by neighbours (retrospective).

**RESOLVED:** Object. The fence is detrimental to the street scene and setting, contrary to delivery policy CP14. It is also detrimental to highway safety as it reduces visibility, contrary to delivery policy ES3. If enclosure of the garden area is necessary, the boundary treatment should be of a more open style with a condition restricting the height to one that maintains visibility in the interests of highway safety.

- vii) **S.16/1407/VAR** The Bymacks Site, Long Street, Dursley  
Variation of condition 3 – materials schedule from planning permission S.15/0144/FUL.

**RESOLVED:** No observations.

## 8. CONSIDERATION OF LICENSING APPLICATIONS

- i) 16/00857/LAPRNW 39 Phelps Mill Close, Dursley, GL11 4GA  
Premises Licence

It was noted that due to the 14<sup>th</sup> July 2016 deadline falling outside of the meeting, the following response to the above application was agreed via email with members and submitted:

Council does not object to the license being granted but feels a 24 hour license to sell alcohol from a residential area is not appropriate. Should SDC approve the license the Council would request a limit on the hours to something more reasonable for a residential area and not to negatively impact neighbouring properties.

## 9. PLANNING MATTERS IN GENERAL

- i) Notifications (incl. Discharge of conditions/certificates/permitted development):

There were no notifications.

ii) Notification of Planning Permissions:

**S.16/0857/DISCON** The Rear Of 52A, Woodmancote, Dursley.  
Discharge of conditions 3 (materials). 4 (site levels) and 7 (landscape plan) from permission S.14/2664/FUL.

**S.16/0840/DISCON** Land At, 76 Uley Road, Dursley  
Discharge of conditions 3 (Boundary Treatment) and 7 (Dust) of permission S.14/0387/FUL.

**S.16/0881/COU** 18 - 20 Long Street, Dursley  
Change of use of Conservative club to restaurant and apartment above.

**S.16/0882/LBC** 18 - 20 Long Street, Dursley  
Change of use of Conservative club to restaurant and apartment above.

**S.16/0986/TCA** 7 Long Street, Dursley  
T1 Ash - Remove.

**S.16/1039/HHOLD** 2 The Knapp, Dursley, Gloucestershire. Permission  
Proposed rear extension to house and garage.

iii) Notification of Planning Refusal:

**S.16/0398/LBC** 5 Broadwell, Water Street, Dursley  
Replace 9 no. softwood windows with hardwood double glazed slimline units

iii) Notification of Planning Appeal:

The following application was noted:

**S.16/0152/TPO** 12, 14, 17, 18, 19 Ewelme Close, Dursley, GL11 4NE  
No. 12 - T1 Lime, No. 14 - T2 and T3 Lime, No. 17 - T4 Lime, No. 18 - T5 Fir, No. 19 - T6 Deciduous. Pollard trees to a minimum height of 10m and trim sides/shape to avoid a flat top.

10. S.15/2804/OUT Millfields, Cam

It was noted that a joint meeting on the above application would take place with Cam Parish Council representatives on 25<sup>th</sup> July 2016 at 1pm.

11. Future Dursley (Neighbourhood Development Plan)

- (i) Members received an update following the Steering Group meeting held on 13<sup>th</sup> July 2016. It was noted that the group are working with consultants from Place Studio on policy development tasks and drafting the plan; community consultation is also being reviewed.

12. AREA PLANS AND CONSULTATIONS

There were no area plans or consultations.

13. PLANNING COMMITTEE ROTA

It was noted that the next meeting will be held in the **Methodist Church Rooms, Castle Street, Dursley** on Tuesday 23<sup>rd</sup> August 2016 at 6.30 p.m. Councillors Ackroyd and Laybourne are scheduled to consider the plans and are responsible for finding a replacement if they are unable to do so.

14. PLANNING APPLICATION PANEL

**The Planning Application Panel** for the current month will be the Chair and Vice-Chair plus Councillors Cairns, Creswick and Grecian. In the event of an emergency planning application, panel members will be contacted by the Clerk to arrange a panel meeting.

There being no further business, the meeting closed at 7:25 p.m.

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Chairman

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Date