

Batheaston Parish Council

Minutes of the Planning & Recreation Committee Meeting held in The Rhymes Pavilion on Tuesday 5th SEPTEMBER 2017 at 7-15 pm

Present: - Cllrs S Frayling(Chair), E Adams, P Burcombe, P Corley, D Craig, J Jeffery, C McCarthy, D Redding, G Riley & M Townley

Attending:- Cllrs P Bennett, N Clutterbuck, D Greener & Mr M Smith

P-215 **Public Participation – Mr Smith**

Mr Smith's neighbour at no 7 Morris Lane move out last October and now rents her property for sleeping up to 11 people. So now there are late night parties and this quiet residential area is 'ruined' by a variety of noisy 'customers'. Cll Millar is now taking up this nuisance problem with Planning enforcement officers as the property is not licenced for Letting. Neighbours should jointly complain both to the B&NES Authority and the Police.

P-216 **Apologies**

Cllr R Mimmack,

P-217 **Declarations of Interest**

None declared.

P-218 **Minutes of the Meeting held 1st AUGUST 2017**

| | | | | |
|----------|-----------|---|------------|---|
| Proposed | J Jeffery | } | RESOLVED - | That the Minutes be approved as a true record |
| Seconded | G Riley | } | | |

P-219 **Matters arising from the above Minutes**

- (a) Monks Path. Improvements will be pursued by the HFE. **HFE**
 (b) Ricenda & 68 Northend. Problems resolved.
 (c) Listing of all Councillors offered for posting to the website.

P-220 **Parish Views on Received Application**

Site visits to these Application completed by SF, PBU and CMcC

| | | | |
|--|---|--|------------------------|
| A | 17/03908/FUL Mr Ian Colebourne Little Court, B'down Road BA1 7NE | Demolition of existing 1-storey ancillary building and replacement with new 1-storey garage | <i>PO Alice Barnes</i> |
| SUPPORT | | | |
| 1 An improvement and proposed development not overlooked by neighbours. | | | |
| B | 17/03976/TPO Mr R Phelps 13 B'down Close BA1 7JN | Tree works - T1 Cedar = shorten back; T2 Yew = Reshape; T3 Yew = Reshape | <i>PO Jane Brewer</i> |
| SUPPORT | | | |
| C | 17/03988/VAR Juniper homes Heather House B'down Road BA1 7PL | Variation of condition 11 of approved 17/00422/FUL | <i>PO Alice Barnes</i> |
| SUPPORT | | | |
| D | 17/04041/FUL Crossman Homes Coalpit Road, Batheaston | Erect self-contained 2-storey office building (use class B1) with associated external works. | <i>PO Rae Mephram</i> |
| MINDED TO REJECT | | | |
| 1 Insufficient paperwork – Need Report from the Environment Agency and Report from the B&NES Highways Dept. | | | |
| 2 The PO Rae Mephram to asked to pursue these 2 x essential papers. MT | | | |

P-221 **Hawkers Yard**

- 1 Sight seen of draft proposal to construct 8 x Dwellings vs 7 x Approved dwellings. New application awaited.

P-222 **Decisions Already Issued**

| | | |
|---|--|--|
| 17/02215/REG13 B&NES Council Primary School, School Lane BA1 7EP | External alterations to install secondary glazing system to windows on North & West elevations. <i>PO Laura Batham</i> | SUPPORTED 14 th AUGUST 17 |
| 17/02993/FUL Mr & Mrs Gilbert 28 High B'down Batheaston BA1 7JZ | Erection of first floor extension over garage. <i>PO Nikki Honan</i> | REJECTED 19 AUGUST 17 |

P-223 **B&NES Decisions**

| | |
|--|--|
| 17/01471/FUL 1 B'down Close – Erect 2-storey side extension | Permitted 10 th August (<i>As PRC's Recommendation</i>) |
| 17/02775/LBA 224 High Street – Replace window frames | Permitted 10 th August (<i>As PRC's Recommendation</i>) |
| 17/02993/FUL 28 High B'down - 1 st Floor Extn on garage | Permitted 30 th August (<i>Against PRC Rec'n</i>) |

P-224 **Toilet block**

- (a) Renovations: Flooring in ex-Gents/Ladies to be screeded. Pending the CAT approval. Door repair required.
 (b) Drainage: Drains repair should commence 6th September for completion this month.
 (c) CCTV Cameras. Cheque raised to purchase 4 x Camera Unit. **DR**
Cameras Unit now purchased and being installed.
 (d) Outdoor Gym. Application issued and now on a short-list. This Meeting agreed that area free for installation and that no planning applications should be required.

P-225 **Recreation & BLA Projects**

- (a) The new Community Empowerment Fund offers £1370 for "improving our area". All Councillors invited to research potential projects. **ALL**
 (b) The BLA confirmed that orders placed to complete majority of needed repairs to Play Area equipment. There will remain some very low level "desires" identified in recent Inspections. When majority of repairs completed a joint "Team" will inspect to approve. **GR/DR/RM/NC**
 Target to complete by 10th October BPC Meeting.

P-226 Grass Cutting – Field & Play Area

- (a) Football Teams wish to use the Field and Agreement to be signed between the Clubs and the BPC. This Meeting agreed on charges – and how to advertise the required Standards of behaviour.
- (b) Grass cut to standard for 1st fixture this sunday 10th September.
- (c) Marking-out the pitch lines by burning should cost £50.
- (d) B&NES are to quote for cutting to a higher standard for Football league matches.
- (e) A local Business is interested in undertaking all BPC grass cutting and quotes to be pursued.

SF

P-227 Any Other Business

- (a) Pavilion Entrance. A 2nd scheme offered and all councillors asked to recommend possible revisions.
- (b) Northend Camber Vehicles are damaging buildings because 'camber' is adverse. Needs new bollards/yellow lines/cutting back – being investigated by B&NES (for HFE follow-up).
Meanwhile parking on existing lines should be reported to the Police.
- (c) 29th September. A "Goodbye Church Hall" party at £10 – for Rebuild Funds.
- (d) 6 High Bannerdown. Enforcement progress to be pursued.

ALL

MT

P-228 Communications

- (a) Existing Website not in action – cannot post new materials.
- (b) Development of a new Website commenced this month. Might be completed early October.

P-229 Date of next Meeting

Tuesday 3rd OCTOBER 2017 at 7-15pm in The Rhymes Pavilion

Chairman..... Date.....