

**DELEGATED LIST OF PLANNING APPLICATIONS  
AND OTHER PROPOSALS DETERMINED BY THE DIRECTOR OF  
PLANNING, TRANSPORTATION AND STRATEGIC ENVIRONMENT**

**Date of Decisions 27 August– 02 September 2018**

**NOTES**

The proposals listed over the page have recently been considered by the Director of Planning, Transportation and Strategic Environment, and the decisions issued to the applicants.

The Director has made the decisions listed in the Schedule under the powers delegated to him by the Planning and Transportation Committee on 22 July 1999. As agreed by the Committee this Schedule is sent to all Members to the Council.

**ABBREVIATIONS**

**PT** = Planning Thornbury    **PK** = Planning Kingswood

For **suffix abbreviations** in application number, see **Application Type**

eg. /ADV = Advertisement

## South Gloucestershire Delegated Planning Decisions: 27/08/2018 - 02/09/2018

### PARISH NAME Almondsbury Parish Council

**APPLICATION NUMBER** PT18/2480/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Almondsbury  
**LOCATION** 14 Crantock Drive Almondsbury Bristol South Gloucestershire BS32 4HG  
**PROPOSAL** Demolition of existing garage and link structures. Erection of a single storey side extension to include 3no dormer windows to form additional living accommodation. Replacement of existing  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 01/06/2018

### PARISH NAME Alveston Parish Council

**APPLICATION NUMBER** PT18/3115/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Thornbury South And Alveston  
**LOCATION** 23 Greenhill Gardens Alveston Bristol South Gloucestershire BS35 3PD  
**PROPOSAL** Erection of single storey rear extension to provide additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 29/08/2018      **DATE REGISTERED** 13/07/2018

### PARISH NAME Bitton Parish Council

**APPLICATION NUMBER** PK18/2573/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Oldland Common  
**LOCATION** 8 Albany Way North Common Bristol South Gloucestershire BS30 8UA  
**PROPOSAL** Erection of single and two storey rear extension to form additional living accommodation  
**DECISION** Approve with Conditions      **DATE OF DECISION** 30/08/2018      **DATE REGISTERED** 13/06/2018

**APPLICATION NUMBER** PK18/2796/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Oldland Common  
**LOCATION** 10 Cowhorn Hill Oldland Common Bristol South Gloucestershire BS30 9QU  
**PROPOSAL** Creation of new vehicular access (re-submission of PK17/4633/F).  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 15/06/2018

**APPLICATION NUMBER** PK18/3227/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Bitton  
**LOCATION** 142 Bath Road Willsbridge Bristol South Gloucestershire BS30 6EF  
**PROPOSAL** Subdivision of existing dwelling to form 2no dwellings, including alteration and single storey rear extensions, continuation of front boundary wall and introduction of bike and bin storage with associated works (Retrospective). (Resubmission of application PK17/4686/F).  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 13/07/2018

### PARISH NAME Cold Ashton Parish Council

**APPLICATION NUMBER** PK18/0221/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Boyd Valley  
**LOCATION** Toghill Barns London Road Wick South Gloucestershire BS30 5RU  
**PROPOSAL** Change of use of 3 no. agricultural buildings to: shop/cafe (building 1); crafts workshop/display room (building 2); and, toilets/storage (building 3). Erection of covered walkway between building 1 and 3, and alterations to access and associated works (sui generis)  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 29/08/2018                      **DATE REGISTERED** 23/01/2018

**PARISH NAME**     **Downend And Bromley Heath Parish Council**

**APPLICATION NUMBER** PK18/2383/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Downend  
**LOCATION** 27 Grace Road Downend Bristol South Gloucestershire BS16 5DY  
**PROPOSAL** Creation of new vehicular access onto Grace Road.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 13/07/2018

**APPLICATION NUMBER** PK18/3002/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Downend  
**LOCATION** 34 Overndale Road Downend Bristol South Gloucestershire BS16 2RT  
**PROPOSAL** Demolition of existing conservatory. Erection of single storey side and rear extension to form additional living accommodation. Alteration to roofline to include side and rear dormer windows to facilitate loft conversion.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 29/08/2018                      **DATE REGISTERED** 09/07/2018

**APPLICATION NUMBER** PK18/3016/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Downend  
**LOCATION** 37 Overnhill Road Downend Bristol South Gloucestershire BS16 5DS  
**PROPOSAL** Demolition of existing garage and erection of 4 no. 1 bed flats with associated works.  
**DECISION** Refuse                      **DATE OF DECISION** 28/08/2018                      **DATE REGISTERED** 05/07/2018

**APPLICATION NUMBER** PK18/3040/TRE                      **APPLICATION TYPE** Works to Trees                      **WARD NAME** Downend  
**LOCATION** The Duck House Scantleberry Close Downend Bristol South Gloucestershire BS16 6DQ  
**PROPOSAL** Works to crown reduce 1no Walnut tree (tree A) to leave a finished height of 9 metres and a radial spread of 9 metres covered by South Gloucestershire Tree Preservation Order 0703 dated 22  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 30/08/2018                      **DATE REGISTERED** 25/07/2018

**PARISH NAME**     **Emersons Green Town Council**

**APPLICATION NUMBER** PK18/3019/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Emersons Green  
**LOCATION** 9 Bye Mead Emersons Green Bristol South Gloucestershire BS16 7DL  
**PROPOSAL** Erection of front porch.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 13/07/2018

**APPLICATION NUMBER** PK18/3076/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Rodway  
**LOCATION** 7 Stockwell Avenue Mangotsfield Bristol South Gloucestershire BS16 9DR  
**PROPOSAL** Erection of single storey rear and side extension to provide additional living accommodation.  
Raising garage roof.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 10/07/2018

**APPLICATION NUMBER** PK18/3296/TRE                      **APPLICATION TYPE** Works to Trees                      **WARD NAME** Emersons Green  
**LOCATION** 6 Lewis Close Emersons Green Bristol South Gloucestershire BS16 7JH  
**PROPOSAL** Works to fell 2 no Poplar trees covered by KTPO 03/91 dated 29th July 1991.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 29/08/2018                      **DATE REGISTERED** 18/07/2018

**PARISH NAME**    **Filton Town Council**

**APPLICATION NUMBER** PT18/2880/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Filton  
**LOCATION** 14 Charles Road Filton Bristol South Gloucestershire BS34 7ET  
**PROPOSAL** Erection of first floor side and rear extension to provide additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 26/06/2018

**PARISH NAME**    **Frampton Cotterell Parish Council**

**APPLICATION NUMBER** PT18/3014/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Frampton  
Cotterell  
**LOCATION** 46 Clyde Road Frampton Cotterell Bristol South Gloucestershire BS36 2EF  
**PROPOSAL** Demolition of existing outbuildings and rear extension. Erection of two storey and single storey  
rear extensions to include balcony to form additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 04/07/2018

**PARISH NAME**    **Hanham Abbots Parish Council**

**APPLICATION NUMBER** PK18/1604/O                      **APPLICATION TYPE** Outline                      **WARD NAME** Longwell Green  
**LOCATION** Land At 59 Court Farm Road Longwell Green Bristol South Gloucestershire BS30 9AD  
**PROPOSAL** Erection of 2no detached dwellings with garages (outline) with access, landscaping, layout and  
scale to be determined  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 10/04/2018

**PARISH NAME**    **Iron Acton Parish Council**

**APPLICATION NUMBER** PK18/1740/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Frampton  
Cotterell  
**LOCATION** Land At Iron Acton Orchard Farm Iron Acton Bristol South Gloucestershire BS37 9UG  
**PROPOSAL** Erection of an agricultural building for the housing of livestock and storage of feed, bedding and  
farm machinery. Formation of new access track.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 30/08/2018                      **DATE REGISTERED** 19/04/2018

**APPLICATION NUMBER** PK18/3524/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Ladden Brook  
**LOCATION** Adjacent To Carpet Giant Waverley Road Yate South Gloucestershire BS37 5QZ  
**PROPOSAL** Works to crown lift to 5 metres the western elevations of 3no. Norway Maples. Trees covered by preservation order SGTPO 24/11 dated 24th July 2012.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 30/08/2018      **DATE REGISTERED** 31/07/2018

**PARISH NAME** None

**APPLICATION NUMBER** PK18/2828/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Kings Chase  
**LOCATION** 271 Soundwell Road Soundwell Bristol South Gloucestershire BS15 1PW  
**PROPOSAL** Erection of first floor side extension over existing garage to form store room  
**DECISION** Approve with Conditions      **DATE OF DECISION** 28/08/2018      **DATE REGISTERED** 21/06/2018

**APPLICATION NUMBER** PK18/2989/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Kings Chase  
**LOCATION** 245 New Cheltenham Road Kingswood Bristol South Gloucestershire BS15 4RJ  
**PROPOSAL** Conversion of an existing 5 bed dwelling into 1No 2 Bed and 1No 3 bed dwelling and associated  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 04/07/2018

**APPLICATION NUMBER** PK18/3518/PNH      **APPLICATION TYPE** Prior Notification  
Householder      **WARD NAME** Woodstock  
**LOCATION** 5 Elmfield Close Kingswood Bristol South Gloucestershire BS15 9TA  
**PROPOSAL** Erection of single storey rear extension, which would extend beyond the rear wall of the original house by 3.3 metres, for which the maximum height would be 3.4 metres and for which the height of the eaves would be 2.5 metres.  
**DECISION** No Objection      **DATE OF DECISION** 29/08/2018      **DATE REGISTERED** 31/07/2018

**PARISH NAME** Oldland Parish Council

**APPLICATION NUMBER** PK18/2256/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Longwell Green  
**LOCATION** 77 Long Beach Road Longwell Green Bristol South Gloucestershire BS30 9XD  
**PROPOSAL** Demolition of single garage. Erection of two storey side extension to form 2 no. flats with new access and associated parking and amenity space. (Re submission of PK18/0705/F)  
**DECISION** Refuse      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 24/05/2018

**APPLICATION NUMBER** PK18/2936/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Parkwall  
**LOCATION** 75 Cadbury Heath Road Cadbury Heath Bristol South Gloucestershire BS30 8DG  
**PROPOSAL** Erection of a single storey side extension to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 28/08/2018      **DATE REGISTERED** 09/07/2018

**APPLICATION NUMBER** PK18/3130/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Parkwall  
**LOCATION** 9 Howes Close Barrs Court Bristol South Gloucestershire BS30 8SA  
**PROPOSAL** Erection of a two storey side and front extension to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 10/07/2018

**PARISH NAME** Patchway Town Council

**APPLICATION NUMBER** PT18/3462/PNH      **APPLICATION TYPE** Prior Notification Householder      **WARD NAME** Patchway  
**LOCATION** 61 Swallow Drive Patchway Bristol South Gloucestershire BS34 5RG  
**PROPOSAL** Erection of single storey rear extension, which would extend beyond the rear wall of the original house by 4 metres, for which the maximum height would be 3.6 metres and for which the height of the eaves would be 2.5 metres.  
**DECISION** Refuse      **DATE OF DECISION** 29/08/2018      **DATE REGISTERED** 31/07/2018

**PARISH NAME** Rangeworthy Parish Council

**APPLICATION NUMBER** PT18/2747/O      **APPLICATION TYPE** Outline      **WARD NAME** Ladden Brook  
**LOCATION** East View Bagstone Road Rangeworthy Wotton Under Edge South Gloucestershire GL12 8BD  
**PROPOSAL** Erection of 1no dwelling (Outline) with access to be determined. All other matters reserved.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 12/06/2018

**APPLICATION NUMBER** PT18/2785/O      **APPLICATION TYPE** Outline      **WARD NAME** Ladden Brook  
**LOCATION** Land South Of The Lodge Bagstone Road Rangeworthy Wotton Under Edge South Gloucestershire GL12 8BD  
**PROPOSAL** Erection of 1. no dwelling (Outline) with access to be determined and all other matters reserved  
**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 12/06/2018

**PARISH NAME** Siston Parish Council

**APPLICATION NUMBER** PK18/1196/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Siston  
**LOCATION** Paddock To The North Of Lodge Road Abson Wick Bristol South Gloucestershire BS30 5TU  
**PROPOSAL** Change of use of agricultural land for keeping horses and the erection of stable and storage block and associated works.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 30/08/2018      **DATE REGISTERED** 20/03/2018

**PARISH NAME** Sodbury Town Council

**APPLICATION NUMBER** PK18/2487/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Chipping  
**LOCATION** 41 High Street Chipping Sodbury Bristol South Gloucestershire BS37 6BA  
**PROPOSAL** Change of Use from art gallery (Class A1) to bar/restaurant (Class A4) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended).  
**DECISION** Approve with Conditions      **DATE OF DECISION** 29/08/2018      **DATE REGISTERED** 04/06/2018

**PARISH NAME Thornbury Town Council**

**APPLICATION NUMBER** PT18/3018/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Thornbury North

**LOCATION** 17 Ashgrove Thornbury Bristol South Gloucestershire BS35 2LH

**PROPOSAL** Demolition of existing garage and erection of a single storey rear extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 28/08/2018      **DATE REGISTERED** 06/07/2018

**PARISH NAME Tormarton Parish Council**

**APPLICATION NUMBER** PK18/3306/TCA      **APPLICATION TYPE** Trees in Conservation      **WARD NAME** Cotswold Edge

**LOCATION** Manor Farm West Littleton Road Marshfield Chippenham South Gloucestershire SN14 8JE

**PROPOSAL** Works to fell 1no Ash tree, fell 2 no Conifers and crown reduce 1no Walnut tree by 2 metres, all situated within Marshfield Conservation Area.

**DECISION** No Objection      **DATE OF DECISION** 28/08/2018      **DATE REGISTERED** 24/07/2018

**PARISH NAME Tytherington Parish Council**

**APPLICATION NUMBER** PT18/3189/CLP      **APPLICATION TYPE** Cert Lawful Use Proposed      **WARD NAME** Ladden Brook

**LOCATION** 5 The Nurseries Tytherington Wotton Under Edge South Gloucestershire GL12 8QP

**PROPOSAL** Demolition of existing conservatory. Alterations to existing rear extension window/door fenestration. Erection of single storey side and rear extension.

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 11/07/2018

**PARISH NAME Westerleigh Parish Council**

**APPLICATION NUMBER** PT18/1631/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Westerleigh

**LOCATION** 99 Badminton Road Coalpit Heath Bristol South Gloucestershire BS36 2TD

**PROPOSAL** Demolition of existing building. Erection of 1no. detached dwelling with attached garage and associated works. (Retrospective)

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/08/2018      **DATE REGISTERED** 27/04/2018

**PARISH NAME Wickwar Parish Council**

**APPLICATION NUMBER** PK18/3157/LB      **APPLICATION TYPE** Listed Building Consent      **WARD NAME** Ladden Brook

**LOCATION** 28 High Street Wickwar Wotton Under Edge South Gloucestershire GL12 8NP

**PROPOSAL** External alterations to replace all windows and doors. Demolition of existing conservatory and erection of a single storey rear extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/08/2018      **DATE REGISTERED** 17/07/2018

**PARISH NAME Winterbourne Parish Council**

**APPLICATION NUMBER** PT18/2909/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Winterbourne  
**LOCATION** 16 Huckford Road Winterbourne Bristol South Gloucestershire BS36 1EA  
**PROPOSAL** Erection of an outbuilding to form residential annexe ancillary to main dwelling.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 29/08/2018                      **DATE REGISTERED**

**APPLICATION NUMBER** PT18/3041/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Frenchay And  
Stoke Park  
**LOCATION** Cottingwood 28 Begbrook Park Frenchay Bristol South Gloucestershire BS16 1NF  
**PROPOSAL** Alterations to existing roof line and erection of a two storey side and single storey side extension,  
to form additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 29/08/2018                      **DATE REGISTERED** 06/07/2018

**APPLICATION NUMBER** PT18/3056/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Winterbourne  
**LOCATION** 34 Bourne Close Winterbourne Bristol South Gloucestershire BS36 1PL  
**PROPOSAL** Erection of two storey side and single storey rear extension, and alterations from flat to hipped roof.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/08/2018                      **DATE REGISTERED** 06/07/2018

**PARISH NAME** Yate Town Council

**APPLICATION NUMBER** PK18/3276/TRE                      **APPLICATION TYPE** Works to Trees                      **WARD NAME** Yate Central  
**LOCATION** 91 Woodmancote Yate Bristol South Gloucestershire BS37 4LH  
**PROPOSAL** Works to 1no Oak Tree to reduce back to previous prune points. Tree covered by SGTPO 28/09,  
dated 15th March 2010.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 28/08/2018                      **DATE REGISTERED** 16/07/2018