

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

**Date of Decisions 28 May– 03 June 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: 28/05/2018 - 03/06/2018

### PARISH NAME Almondsbury Parish Council

**APPLICATION NUMBER** PT17/5818/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Almondsbury

**LOCATION** Wild Place Blackhorse Hill Easter Compton South Gloucestershire BS10 7TP

**PROPOSAL** Proposed development within the British Ancient Woodland with enclosures, buildings, hides and public walkways (Sui Generis)

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 05/01/2018

**APPLICATION NUMBER** PT18/2010/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Almondsbury

**LOCATION** Nirvana 29 Over Lane Almondsbury Bristol South Gloucestershire BS32 4BL

**PROPOSAL** Erection of two storey side and single storey side and rear extension to form additional living accommodation. Erection of first floor front extension to include balcony.

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 01/05/2018

### PARISH NAME Bitton Parish Council

**APPLICATION NUMBER** PK17/5943/O      **APPLICATION TYPE** Outline      **WARD NAME** Oldland Common

**LOCATION** 193 High Street Oldland Common Bristol South Gloucestershire BS30 9QG

**PROPOSAL** Erection of 1no detached dwelling (Outline) with appearance, layout and scale to be determined. All other matters reserved.

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 04/01/2018

**APPLICATION NUMBER** PK18/1843/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Oldland Common

**LOCATION** 2A Ullswater Close North Common Bristol South Gloucestershire BS30 5XR

**PROPOSAL** Erection of single storey front and side extension to form additional living accommodation and a

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 19/04/2018

### PARISH NAME Bradley Stoke Town Council

**APPLICATION NUMBER** PT18/1739/PDR      **APPLICATION TYPE** PR Rights Removed      **WARD NAME** Bradley Stoke North

**LOCATION** 4 Broad Croft Bradley Stoke Bristol South Gloucestershire BS32 0BD

**PROPOSAL** Erection of single storey rear and side extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 17/04/2018

### PARISH NAME Dodington Parish Council

**APPLICATION NUMBER** PK17/5532/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Westerleigh  
**LOCATION** Dragons Lair Old Parish Lane Dodington South Gloucestershire BS37 6SE  
**PROPOSAL** Erection of 1 no. dwelling and associated works.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 30/05/2018                      **DATE REGISTERED** 13/12/2017

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

**APPLICATION NUMBER** PK18/0336/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Downend  
**LOCATION** 41 Heathfields Downend Bristol South Gloucestershire BS16 6HT  
**PROPOSAL** Erection of two storey rear extension to form additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 01/06/2018                      **DATE REGISTERED** 26/01/2018

**PARISH NAME** Emersons Green Town Council

**APPLICATION NUMBER** PK18/1511/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Emersons Green  
**LOCATION** 248 Badminton Road Downend Bristol South Gloucestershire BS16 6NS  
**PROPOSAL** Erection of single storey side extension to provide additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 01/06/2018                      **DATE REGISTERED** 10/04/2018

**APPLICATION NUMBER** PK18/1563/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Emersons Green  
**LOCATION** 62 Lulworth Crescent Downend Bristol South Gloucestershire BS16 6RZ  
**PROPOSAL** Erection of single storey rear extension to provide additional living accommodation.  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 30/05/2018                      **DATE REGISTERED** 17/04/2018

**APPLICATION NUMBER** PK18/2125/PNH                      **APPLICATION TYPE** Prior Notification                      **WARD NAME** Emersons Green  
Householder  
**LOCATION** 22 Leap Valley Crescent Downend Bristol South Gloucestershire BS16 6TF  
**PROPOSAL** The erection of a single storey rear extension which would extend beyond the rear wall of the original house by 4.3 metres, for which the maximum height would be 4.3 metres, and for which the height of the eaves would be 2.3 metres.  
**DECISION** No Objection                      **DATE OF DECISION** 31/05/2018                      **DATE REGISTERED** 04/05/2018

**PARISH NAME** Filton Town Council

**APPLICATION NUMBER** PT18/1745/F                      **APPLICATION TYPE** Full Planning                      **WARD NAME** Filton  
**LOCATION** 26 Gloucester Road North Filton Bristol South Gloucestershire BS7 0SJ  
**PROPOSAL** Change of use from mixed retail and residential (sui generis) to separate retail unit (Class A1) and residential unit (Class C3) as defined in the Town and Country Planning (Use Classes) Order 1987 (As Amended).  
**DECISION** Approve with Conditions                      **DATE OF DECISION** 31/05/2018                      **DATE REGISTERED** 20/04/2018

**APPLICATION NUMBER** PT18/1853/PNH      **APPLICATION TYPE** Prior Notification  
Householder      **WARD NAME** Filton

**LOCATION** 54 Gloucester Road North Filton Bristol South Gloucestershire BS7 0SJ

**PROPOSAL** Erection of single storey rear extension, which would extend beyond the rear wall of the original house by 8 metres, for which the maximum height would be 4 metres and for which the height of the eaves would be 4 metres.

**DECISION** No Objection      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 23/04/2018

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

**APPLICATION NUMBER** PK18/1149/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Longwell Green

**LOCATION** 39 Court Farm Road Longwell Green Bristol South Gloucestershire BS30 9AD

**PROPOSAL** Erection of a single storey side extension to form porch and store and a single storey side extension to form additional living accommodation. Installation of 1no front dormer. Erection of detached garage (garage is amendment to previously approved scheme PK15/4092/F).

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 14/03/2018

**PARISH NAME**    **Hawkesbury Parish Council**

**APPLICATION NUMBER** PK18/2027/TCA      **APPLICATION TYPE** Trees in  
Conservation      **WARD NAME** Cotswold Edge

**LOCATION** Hawkesbury Farms Hawkesbury Upton Badminton South Gloucestershire GL9 1AU

**PROPOSAL** Works to fell 6no Ash, 2no Sycamore and 2no Beech trees as detailed in the submitted survey schedule. All situated in the Hawkesbury Upton Conservation Area.

**DECISION** No Objection      **DATE OF DECISION** 30/05/2018      **DATE REGISTERED** 01/05/2018

**PARISH NAME**    **Horton Parish Council**

**APPLICATION NUMBER** PK18/1727/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Cotswold Edge

**LOCATION** Land At 1 Common Gate Horton Road Horton Bristol South Gloucestershire BS37 6PL

**PROPOSAL** Change of Use of Agricultural Land to Residential (Class C3) as defined in the Town and Country Planning (Use Classes) Order 1987 (As Amended). Erection of storage building

**DECISION** Refuse      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 17/04/2018

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

**APPLICATION NUMBER** PK18/0504/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Ladden Brook

**LOCATION** Land To The Rear Of Holmelea House Tanhouse Lane Yate Bristol South Gloucestershire BS37

**PROPOSAL** Erection of 7 no. dwellings with access and associated works.

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 01/02/2018

**APPLICATION NUMBER** PK18/1944/PNH      **APPLICATION TYPE** Prior Notification  
Householder      **WARD NAME** Ladden Brook

**LOCATION** 187 North Road Yate Bristol South Gloucestershire BS37 7LG

**PROPOSAL** Erection of single storey rear extension, which would extend beyond the rear wall of the original house by 4.925 metres, for which the maximum height would be 4 metres and for which the height of the eaves would be 2.8 metres.

**DECISION** Objection      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 27/04/2018

**PARISH NAME** None

**APPLICATION NUMBER** PK18/0559/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Woodstock

**LOCATION** Shop & Premises 80A Regent Street Kingswood Bristol South Gloucestershire BS15 8HU

**PROPOSAL** Change of use of ground floor from use Class A3 (restaurants and cafes) to A5 (hot food takeaway) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended).

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 09/02/2018

**PARISH NAME** Oldbury-on-Severn Parish Council

**APPLICATION NUMBER** PT18/1367/LB      **APPLICATION TYPE** Listed Building  
Consent      **WARD NAME** Severn

**LOCATION** Dairy Farm Shepperdine Road Oldbury On Severn Bristol South Gloucestershire BS35 1RW

**PROPOSAL** Internal and external alterations to include refurbishment of windows, doors and fire places, installation of en-suite and bathroom to first floor, re-laying of flagstone floor, replace/repair rotten timber floor/ceiling joists on first floor (resubmission of PT17/4310/LB)

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 04/04/2018

**APPLICATION NUMBER** PT18/1368/LB      **APPLICATION TYPE** Listed Building  
Consent      **WARD NAME** Severn

**LOCATION** Jobs Green Farm Shepperdine Road Oldbury On Severn South Gloucestershire BS35 1RL

**PROPOSAL** Internal and external alterations to include installation of rear external door, 3no. rooflights and alterations to soil vent pipe arrangement. Repairs and refurbishment to existing internal doors, windows and rotten joists. Formation of cloakroom/WC below stairs and installation of new

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 04/04/2018

**APPLICATION NUMBER** PT18/1400/RVC      **APPLICATION TYPE** Removal Var Con  
Sec 73      **WARD NAME** Severn

**LOCATION** Middle Close Vine Farm Oldbury Naite Oldbury On Severn Bristol South Gloucestershire BS35

**PROPOSAL** Removal of condition 9 attached to PT06/3618/F to enable the commercial building approved to be used as a separate enterprise.

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 10/04/2018

**PARISH NAME** Oldland Parish Council

**APPLICATION NUMBER** PK18/2114/PNH      **APPLICATION TYPE** Prior Notification  
Householder      **WARD NAME** Parkwall

**LOCATION** 5 Marygold Leaze Cadbury Heath Bristol South Gloucestershire BS30 8AS

**PROPOSAL** The erection of a single storey rear extension which would extend beyond the rear wall of the original house by 3.5 metres, for which the maximum height would be 3.6 metres, and for which the height of the eaves would be 2.4 metres.

**DECISION** No Objection      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 04/05/2018

**PARISH NAME**      **Pilning And Severn Beach Parish Council**

**APPLICATION NUMBER** PT18/1451/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Pilning And  
Severn Beach

**LOCATION** Unit 1 Central Park Goldcrest Way Severn Beach South Gloucestershire BS35 4GH

**PROPOSAL** Installation of biomass Combined Heat and Power boiler and associated drying facilities.

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 06/04/2018

**PARISH NAME**      **Siston Parish Council**

**APPLICATION NUMBER** PK17/3331/RVC      **APPLICATION TYPE** Removal Var Con  
Sec 73      **WARD NAME** Siston

**LOCATION** Barretine Group St Ivel Way Warmley Bristol South Gloucestershire BS30 8TY

**PROPOSAL** Variation of condition 5 attached to planning permission PK17/0049/F, to allow for outside storage as indicated on submitted proposed block plan.

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 13/10/2017

**APPLICATION NUMBER** PK18/1541/PDR      **APPLICATION TYPE** PR Rights  
Removed      **WARD NAME** Siston

**LOCATION** 1 Summer House Way Warmley Bristol South Gloucestershire BS30 8ZH

**PROPOSAL** Erection of single storey rear extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 30/05/2018      **DATE REGISTERED** 11/04/2018

**PARISH NAME**      **Sodbury Town Council**

**APPLICATION NUMBER** PK18/1426/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Chipping

**LOCATION** 14 Woodmans Close Chipping Sodbury Bristol South Gloucestershire BS37 6DH

**PROPOSAL** Erection of two storey side extension to form porch and additional living accommodation.  
Installation of raised timber decking and erection of detached garage.

**DECISION** Approve with Conditions      **DATE OF DECISION** 30/05/2018      **DATE REGISTERED** 04/04/2018

**PARISH NAME**      **Stoke Gifford Parish Council**

**APPLICATION NUMBER** PT18/1937/OHLE      **APPLICATION TYPE** Overhead Lines Exempt      **WARD NAME** Stoke Gifford

**LOCATION** North Road Stoke Gifford Bristol South Gloucestershire BS34 8PW

**PROPOSAL** Application for consent under Electricity Act 1989/Planning Act 2008 The Overhead Lines (Exemption) (England and Wales) Regulations 2009 to extend overhead line from pole A and install pole B to provide electricity connection for single domestic property.

**DECISION** Approve      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 27/04/2018

**PARISH NAME**      **Thornbury Town Council**

**APPLICATION NUMBER** PT18/1225/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Thornbury North

**LOCATION** 4 Park View Avenue Thornbury Bristol South Gloucestershire BS35 1DT

**PROPOSAL** Erection of single storey rear extension to provide additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 31/05/2018      **DATE REGISTERED** 13/04/2018

**APPLICATION NUMBER** PT18/1378/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Thornbury North

**LOCATION** 49 Ashgrove Thornbury Bristol South Gloucestershire BS35 2LH

**PROPOSAL** Erection of a two storey side extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 17/04/2018

**PARISH NAME**      **Tytherington Parish Council**

**APPLICATION NUMBER** PT17/5808/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Ladden Brook

**LOCATION** The Copse West Street Tytherington Wotton Under Edge South Gloucestershire GL12 8UQ

**PROPOSAL** Demolition of existing detached garages and erection of 1 no. dwelling and associated works

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 21/12/2017

**PARISH NAME**      **Winterbourne Parish Council**

**APPLICATION NUMBER** PT17/4904/RM      **APPLICATION TYPE** Reserved Matters      **WARD NAME** Frenchay And Stoke Park

**LOCATION** Frenchay Hospital Phase 3A Beckspool Road Frenchay South Gloucestershire BS16 1NE

**PROPOSAL** Erection of 41 no dwellings (Phase 3a) with the provision of public open space and ancillary supporting infrastructure. (Reserved Matters application to be read in conjunction with Outline Planning Permission PT13/0002/O in regards to scale, appearance and layout)

**DECISION** Approve with Conditions      **DATE OF DECISION** 29/05/2018      **DATE REGISTERED** 07/11/2017

**PARISH NAME**      **Yate Town Council**

**APPLICATION NUMBER** PK17/5064/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate Central

**LOCATION** 39 South Parade Yate Bristol South Gloucestershire BS37 4BB

**PROPOSAL** Change of use of first floor (B1 Use Class) to 4 no. self-contained flats (Class C3) as defined in Town and Country Planning (Use Classes) Order 1987 (as amended) and associated works.

**DECISION** Approve with Conditions      **DATE OF DECISION** 01/06/2018      **DATE REGISTERED** 21/11/2017