

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

**Date of Decisions 18 April 2022 –24 April 2022**

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**

For **suffix abbreviations** in application number, see **Application Type**  
eg. /ADV = Advertisement

**South Gloucestershire Delegated Planning Decisions: 18/04/2022 - 24/04/2022**

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**PARISH NAME Almondsbury Parish Council**

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**APPLICATION NUMBER** P21/04349/RM      **APPLICATION TYPE** Reserved Matters      **WARD NAME** Charlton And Cribbs**LOCATION** Land At Cribbs Causeway (Berwick Green) Almondsbury Bristol South Gloucestershire BS10 7TE**PROPOSAL** Erection of 256 dwellings with appearance, layout, scale and landscaping to be approved. Approval of reserved matters to be read in conjunction with outline permission PT14/0565/O - Mixed use development of 44 hectares of land comprising: up to 1,000 new dwellings (use class c3); an 86-bed extra care home (use class c2); a mixed use local centre including a food store up to 1,422sqm net internal sales area (use classes a1, a2, a3, a4, a5, b1, d1, d2); a 2-form entry primary school; community facilities including a satellite GP surgery, dentist and community centre; associated public open space and sporting facilities; green infrastructure integrated with foot and cycle paths; together with supporting infrastructure and facilities including three new vehicular accesses. outline application including access, with all other matters reserved.**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2022      **DATE REGISTERED** 05/07/2021

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**APPLICATION NUMBER** P22/01580/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Severn Vale**LOCATION** 7 Gloucester Road Almondsbury South Gloucestershire BS32 4HD**PROPOSAL** Works to 1 no. Sycamore to crown reduction by approximately 4 metre reduction. covered by TPO 423 and dated 22/08/1990.**DECISION** Refuse      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 15/03/2022

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**APPLICATION NUMBER** P22/01584/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Severn Vale**LOCATION** 7 Gloucester Road Almondsbury South Gloucestershire BS32 4HD**PROPOSAL** Works to fell T20 1 no. Sycamore covered by covered by TPO 423 and dated 22/08/1990.**DECISION** Refuse      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 15/03/2022

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**APPLICATION NUMBER** P22/01589/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Severn Vale**LOCATION** 7 Gloucester Road Almondsbury South Gloucestershire BS32 4HD**PROPOSAL** Works 1 no. Sycamore to crown lift lower branches covered by TPO 423 and dated 22/08/1990.**DECISION** Refuse      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 15/03/2022

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**APPLICATION NUMBER** P22/01881/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Severn Vale**LOCATION** Walnut Tree 7 Church Road Almondsbury South Gloucestershire BS32 4ED**PROPOSAL** Works to 1 no. Yew tree to crown lift to 5.2 metres and laterally reduce crown to leave a radial spread of 6 metres. Tree covered by Preservation Order SG TPO20/11 dated 24th April 2012.**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 24/03/2022

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**PARISH NAME Alveston Parish Council**

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**APPLICATION NUMBER** P22/01111/PNGR      **APPLICATION TYPE** COU Agricultural To Residential      **WARD NAME** Severn Vale

**LOCATION** Pear Tree Farm Oldfields Lane Alveston South Gloucestershire BS35 3TD

**PROPOSAL** Prior notification of a change of use from 1 no. agricultural building to 1 no. residential dwelling (Class C3) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended) to include operational development.

**DECISION** PCON      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 23/02/2022

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**APPLICATION NUMBER** P22/01337/HH      **APPLICATION TYPE** Householder      **WARD NAME** Severn Vale

**LOCATION** Frensham 4 Davids Lane Alveston South Gloucestershire BS35 3LW

**PROPOSAL** Erection of single storey front extension to form additional living accommodation. Alterations to existing garage and front entrance. Installation of first floor windows and extension to existing vehicular access.

**DECISION** Approve with Conditions      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 01/03/2022

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**APPLICATION NUMBER** P22/01685/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Severn Vale

**LOCATION** 21 Greenwood Drive Alveston South Gloucestershire BS35 3RH

**PROPOSAL** Works to 1no. Fagus sylvatica to crown reduce by 20%, 3m of top of tree and 1-2m off of the sides leaving height of 18m and radial spread of 7m and crown thin by 10% covered by TPO 1104 dated 17/11/2021.

**DECISION** Approve with Conditions      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 16/03/2022

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**PARISH NAME**      **Bitton Parish Council**

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**APPLICATION NUMBER** P22/01389/HH      **APPLICATION TYPE** Householder      **WARD NAME** Bitton And Oldland Common

**LOCATION** 79 Westcourt Drive Oldland Common South Gloucestershire BS30 9SJ

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

**DECISION** Refuse      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 04/03/2022

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**PARISH NAME**      **Bradley Stoke Town Council**

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**APPLICATION NUMBER** P22/01461/HH      **APPLICATION TYPE** Householder      **WARD NAME** Bradley Stoke South

**LOCATION** 36 The Bluebells Bradley Stoke South Gloucestershire BS32 8BE

**PROPOSAL** Erection of a first floor side extension to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 07/03/2022

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**PARISH NAME**      **Charfield Parish Council**

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**APPLICATION NUMBER** P22/00393/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Charfield

**LOCATION** 66 Wotton Road Charfield South Gloucestershire GL12 8SR

**PROPOSAL** Erection of 1no. dwelling and detached garage block with parking and associated works (Resubmission of P21/07512/F).

**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 25/01/2022

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**APPLICATION NUMBER** P22/01158/HH      **APPLICATION TYPE** Householder      **WARD NAME** Charfield  
**LOCATION** 169 Woodlands Road Charfield South Gloucestershire GL12 8LA  
**PROPOSAL** Erection of a single storey rear extension to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 01/03/2022

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**PARISH NAME**      **Doynton Parish Council**

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**APPLICATION NUMBER** P21/07228/LB      **APPLICATION TYPE** Listed Building Consent      **WARD NAME** Boyd Valley  
**LOCATION** Rectory Farmhouse 39 Toghill Lane Doynton South Gloucestershire BS30 5SY  
**PROPOSAL** Works to replace non original single glazed windows with slimline double glazed windows with associated works where indicated on submitted plans.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 22/11/2021

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**APPLICATION NUMBER** P21/07245/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Boyd Valley  
**LOCATION** Rectory Farmhouse 39 Toghill Lane Doynton South Gloucestershire BS30 5SY  
**PROPOSAL** Works to replace single glazed windows with slimline double glazed windows with associated works where indicated on submitted plans.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 22/11/2021

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

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**APPLICATION NUMBER** P22/01641/HH      **APPLICATION TYPE** Householder      **WARD NAME** Emersons Green  
**LOCATION** 67 Wadham Grove Emersons Green South Gloucestershire BS16 7DX  
**PROPOSAL** Erection of a first floor side extension with two storey infill to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 15/03/2022

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**APPLICATION NUMBER** P22/02187/NMA      **APPLICATION TYPE** Non Material Amendment      **WARD NAME** Emersons Green  
**LOCATION** Land South Of Lyde Green Emersons Green Bristol BS16 9NN  
**PROPOSAL** Non-material amendment to permission PK17/1112/F to alter the elevations of house types PA34, PA44, PT42, PA48 and apartment Block A.  
**DECISION** ANM      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 13/04/2022

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

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**APPLICATION NUMBER** P22/01209/CLE      **APPLICATION TYPE** Cert Lawful Use Existing      **WARD NAME** Filton  
**LOCATION** 126 Northville Road Filton South Gloucestershire BS7 0RL  
**PROPOSAL** Continued use of dwellinghouse as Class C4 house of multiple occupation.  
**DECISION** ACL      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 25/02/2022

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**APPLICATION NUMBER** P22/01786/CLP      **APPLICATION TYPE** Cert Lawful Use Proposed      **WARD NAME** Filton

**LOCATION** 26 Bridgman Grove Filton South Gloucestershire BS34 7HR

**PROPOSAL** Erection of single storey side and rear extensions, installation of hip to gable roof extension and 1 no. rear dormer. Change of use from dwelling (Class C3) to small HMO for up to 6 people (Class C4).

**DECISION** ACL      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 22/03/2022

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**APPLICATION NUMBER** P22/01857/PNH      **APPLICATION TYPE** Prior Notification Householder      **WARD NAME** Filton

**LOCATION** 33 Conygre Road Filton South Gloucestershire BS34 7DB

**PROPOSAL** The erection of a single storey rear extension which would extend beyond the rear wall of the original house by 6.0 metres, for which the maximum height would be 4.0 metres, and for which the height of the eaves would be 2.9 metres.

**DECISION** PGR      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 24/03/2022

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

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**APPLICATION NUMBER** P21/02647/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Frampton Cotterell

**LOCATION** Land Rear Of 470 Church Road Frampton Cotterell South Gloucestershire BS36 2AH

**PROPOSAL** Erection of 1 no. dwelling, and reconstruction of existing barn to facilitate the conversion into habitable accommodation with other associated works.

**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2022      **DATE REGISTERED** 17/05/2021

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**APPLICATION NUMBER** P22/01792/CLP      **APPLICATION TYPE** Cert Lawful Use Proposed      **WARD NAME** Frampton Cotterell

**LOCATION** The Barn 127 Bristol Road Frampton Cotterell South Gloucestershire BS36 2AU

**PROPOSAL** Erection of single storey rear and side extensions.

**DECISION** ACL      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 23/03/2022

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

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**APPLICATION NUMBER** P22/01890/NMA      **APPLICATION TYPE** Non Material Amendment      **WARD NAME** Hanham

**LOCATION** 16 Bickley Close Hanham South Gloucestershire BS15 3TB

**PROPOSAL** Non material amendment to planning permission P21/07118/F to install 1 no. window on the ground floor side elevation.

**DECISION** ANM      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 29/03/2022

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

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**APPLICATION NUMBER** P22/01505/HH      **APPLICATION TYPE** Householder      **WARD NAME** Hanham

**LOCATION** 3 Henderson Road Hanham South Gloucestershire BS15 3AJ

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

**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 09/03/2022

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**PARISH NAME Hawkesbury Parish Council**

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**APPLICATION NUMBER** P21/03056/TCA      **APPLICATION TYPE** Trees in Conservation Area      **WARD NAME** Chipping Sodbury And Cotswold Edge

**LOCATION** Church Farm House Church Lane Hawkesbury South Gloucestershire GL9 1BN

**PROPOSAL** Works to fell 3 no. ash, situated in the Hawksbury Conservation area.

**DECISION** CONDEF      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 06/05/2021

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**PARISH NAME Iron Acton Parish Council**

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**APPLICATION NUMBER** P22/01016/O      **APPLICATION TYPE** Outline      **WARD NAME** Ladden Brook

**LOCATION** Land East Of Normead Mission Road Iron Acton South Gloucestershire BS37 9XR

**PROPOSAL** Erection of 1 no. dwelling with associated works (Outline) with access and layout to be determined, all other matters reserved.

**DECISION** Refuse      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 25/02/2022

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**PARISH NAME Marshfield Parish Council**

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**APPLICATION NUMBER** P22/01374/HH      **APPLICATION TYPE** Householder      **WARD NAME** Boyd Valley

**LOCATION** The Old Chapel 125 High Street Marshfield South Gloucestershire SN14 8LU

**PROPOSAL** Works to lower the cill level of 2no. north facing ground floor windows.

**DECISION** Refuse      **DATE OF DECISION** 23/04/2022      **DATE REGISTERED** 01/03/2022

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**APPLICATION NUMBER** P22/01376/LB      **APPLICATION TYPE** Listed Building Consent      **WARD NAME** Boyd Valley

**LOCATION** The Old Chapel 125 High Street Marshfield South Gloucestershire SN14 8LU

**PROPOSAL** Works to lower the cill level of 2 no. north facing ground floor windows.

**DECISION** Refuse      **DATE OF DECISION** 23/04/2022      **DATE REGISTERED** 01/03/2022

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**APPLICATION NUMBER** P22/01478/HH      **APPLICATION TYPE** Householder      **WARD NAME** Boyd Valley

**LOCATION** 11 Tremes Close Marshfield South Gloucestershire SN14 8TB

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

**DECISION** Approve with Conditions      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 09/03/2022

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**PARISH NAME No Parish**

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**APPLICATION NUMBER** P22/00722/PNOR      **APPLICATION TYPE** COU Offices to residential      **WARD NAME** Kingswood

**LOCATION** Rear Of 23 Downend Road Kingswood South Gloucestershire BS15 1RT

**PROPOSAL** Prior notification of a change of use from commercial (Class E(giii)) to 5no. residential dwellings (Class C3) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended).

**DECISION** PCON      **DATE OF DECISION** 23/04/2022      **DATE REGISTERED** 01/03/2022

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**APPLICATION NUMBER** P22/01176/HH      **APPLICATION TYPE** Householder      **WARD NAME** Hanham  
**LOCATION** 133 Footshill Road Hanham South Gloucestershire BS15 8HE  
**PROPOSAL** Erection of single storey and two storey side extension and single storey rear extension to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 23/02/2022

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

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**APPLICATION NUMBER** P22/01365/CLE      **APPLICATION TYPE** Cert Lawful Use Existing      **WARD NAME** Severn Vale  
**LOCATION** Kyneton Park Lodge Sweetwater Lane Thornbury South Gloucestershire BS35 3JX  
**PROPOSAL** Erection of single storey rear extension to form additional living accommodation.  
**DECISION** ACL      **DATE OF DECISION** 23/04/2022      **DATE REGISTERED** 03/03/2022

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**PARISH NAME** Olveston Parish Council

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**APPLICATION NUMBER** P22/01130/TCA      **APPLICATION TYPE** Trees in Conservation Area      **WARD NAME** Severn Vale  
**LOCATION** Green Farm The Green Olveston South Gloucestershire BS35 4EJ  
**PROPOSAL** Works to crown reduce 1 no. Yew by up to 1m, as situated in the Olveston Conservation area.  
**DECISION** No Objection      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 16/03/2022

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**PARISH NAME** Siston Parish Council

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**APPLICATION NUMBER** P22/01633/HH      **APPLICATION TYPE** Householder      **WARD NAME** New Cheltenham  
**LOCATION** 80 Elizabeth Way Mangotsfield South Gloucestershire BS16 9LX  
**PROPOSAL** Erection of a single storey rear extension to form additional living accommodation. (Retrospective)  
**DECISION** Approve with Conditions      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 23/03/2022

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**PARISH NAME** Stoke Gifford Parish Council

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**APPLICATION NUMBER** P21/04120/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Stoke Gifford  
**LOCATION** 8 Braydon Avenue Little Stoke South Gloucestershire BS34 6EH  
**PROPOSAL** Alterations to existing front and rear dormers.  
**DECISION** Finally Disposed Of      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 23/06/2021

**APPLICATION NUMBER** P22/01464/HH      **APPLICATION TYPE** Householder      **WARD NAME** Stoke Gifford  
**LOCATION** 25 Gadshill Drive Stoke Gifford South Gloucestershire BS34 8UU  
**PROPOSAL** Erection of single storey front extension to form additional living accommodation (Resubmission of P21/07014/F).  
**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2022      **DATE REGISTERED** 04/03/2022

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**APPLICATION NUMBER** P22/01736/PNH      **APPLICATION TYPE** Prior Notification Householder      **WARD NAME** Stoke Gifford

**LOCATION** 51 Smithcourt Drive Little Stoke South Gloucestershire BS34 8NB

**PROPOSAL** Demolition of existing conservatory. Erection of a single storey rear extension which would extend beyond the rear wall of the original house by 4.80 metres, for which the maximum height would be 3.66 metres, and for which the height of the eaves would be 2.81 metres.

**DECISION** PAN      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 18/03/2022

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**PARISH NAME** Thornbury Town Council

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**APPLICATION NUMBER** P22/01415/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Thornbury

**LOCATION** Filling Station Tesco Stores Ltd Midland Way Thornbury South Gloucestershire BS35 2BS

**PROPOSAL** Works to trees as per the attached schedule of works received by the Council on the 7th March 2022, Covered by Tree Preservation Order 400 dated 18th November 1988 and 402 dated 18th January 1989.

**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 08/03/2022

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**APPLICATION NUMBER** P22/01485/CLP      **APPLICATION TYPE** Cert Lawful Use Proposed      **WARD NAME** Thornbury

**LOCATION** 36 Woodleigh Thornbury South Gloucestershire BS35 2JT

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

**DECISION** ACL      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 07/03/2022

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**PARISH NAME** Wickwar Parish Council

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**APPLICATION NUMBER** PK17/1543/TCA      **APPLICATION TYPE** Trees in Conservation Area      **WARD NAME** Ladden Brook

**LOCATION** Maple House Station Road Wickwar South Gloucestershire GL12 8NB

**PROPOSAL** Works to pollard 1no Poplar tree and to fell 1no Lime tree. Situated in the Wickwar Conservation Area.

**DECISION** CONDEF      **DATE OF DECISION** 20/04/2022      **DATE REGISTERED** 10/04/2017

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**PARISH NAME** Winterbourne Parish Council

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**APPLICATION NUMBER** P20/13119/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Frenchay And Downend

**LOCATION** Land East Of Malmains Drive Frenchay South Gloucestershire BS16 1PJ

**PROPOSAL** Erection of 30 no. dwellings, 2 no. new highway access points, hard and soft landscaping with associated works.

**DECISION** AS106      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 04/09/2020

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**APPLICATION NUMBER** P22/01387/HH      **APPLICATION TYPE** Householder      **WARD NAME** Winterbourne

**LOCATION** Amberley 42 High Street Winterbourne South Gloucestershire BS36 1JN

**PROPOSAL** Erection of two storey and single storey side extensions, front porch and alterations to existing roof to provide additional living accommodation (resubmission P21/07421/F)

**DECISION** Approve with Conditions      **DATE OF DECISION** 21/04/2022      **DATE REGISTERED** 02/03/2022

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**PARISH NAME** Yate Town Council

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**APPLICATION NUMBER** P22/01632/TRE      **APPLICATION TYPE** Works to Trees      **WARD NAME** Yate Central

**LOCATION** Former Yate Magistrates Court Kennedy Way Yate South Gloucestershire BS37 4PY

**PROPOSAL** Revised works to various trees covered by South Gloucestershire Tree Preservation Order 32/16 dated 19 August 2016 as set out in submitted schedule of works dated 11.04.22

**DECISION** Approve with Conditions      **DATE OF DECISION** 19/04/2022      **DATE REGISTERED** 14/03/2022

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