

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

**Date of Decisions: 22 April 2013 – 28 April 2013**

**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: 22/04/2013 - 28/04/2013

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**PARISH NAME** Almondsbury Parish Council

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**APPLICATION NUMBER** PT13/0711/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Almondsbury  
**LOCATION** The Elms South Road Almondsbury Bristol South Gloucestershire BS32 4HU  
**PROPOSAL** Erection of detached dwelling with attached annexe and associated works. (Amendment to previously approved scheme PT08/0813/F and PT11/0349/EXT).  
**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 28/02/2013

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**APPLICATION NUMBER** PT13/0735/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Almondsbury  
**LOCATION** 44 Over Lane Almondsbury Bristol South Gloucestershire BS32 4BW  
**PROPOSAL** Demolition of garage to facilitate the erection of two storey and single story rear extension to provide integral garage and additional living accommodation. Modification of rear garden terracing.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 23/04/2013      **DATE REGISTERED** 05/03/2013

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**APPLICATION NUMBER** PT13/0804/E      **APPLICATION TYPE** Extant Planning  
Permission      **WARD NAME** Almondsbury  
**LOCATION** 12 Old Aust Road Almondsbury Bristol South Gloucestershire BS32 4HJ  
**PROPOSAL** Erection of 2no. detached dwellings and associated works. (Consent to extend time limit implementation for PT09/1345/F)  
**DECISION** Approve with Conditions      **DATE OF DECISION** 25/04/2013      **DATE REGISTERED** 07/03/2013

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**PARISH NAME** Bitton Parish Council

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**APPLICATION NUMBER** PK13/0472/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Oldland Common  
**LOCATION** 38 Westland Avenue Oldland Common Bristol South Gloucestershire BS30 9SH  
**PROPOSAL** Erection of single storey rear extension to form additional living accommodation.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 01/03/2013

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**APPLICATION NUMBER** PK13/0537/C      **APPLICATION TYPE** Cert Lawful Use  
Proposed      **WARD NAME** Bitton  
**LOCATION** 28 Oakleigh Gardens Oldland Common Bristol South Gloucestershire BS30 6RH  
**PROPOSAL** Application for Certificate of Lawfulness for the proposed erection of a single storey rear extension.  
**DECISION** Approve with Conditions      **DATE OF DECISION** 26/04/2013      **DATE REGISTERED** 20/03/2013

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**APPLICATION NUMBER** PK13/0774/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Bitton  
**LOCATION** The Fattening Shed Beach Farm Hanging Hill Wick Bristol South Gloucestershire BS30 5RW  
**PROPOSAL** Conversion of barn to form 1 no. holiday accommodation unit (Amendment to previously approved schemes PK08/1753/F and PK11/3643/EXT)  
**DECISION** Approve with Conditions      **DATE OF DECISION** 26/04/2013      **DATE REGISTERED** 06/03/2013

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**APPLICATION NUMBER** PK13/0775/L    **APPLICATION TYPE** Listed Building Consent    **WARD NAME** Bitton

**LOCATION** The Fattening Shed Beach Farm Hanging Hill Wick Bristol South Gloucestershire BS30 5RW

**PROPOSAL** Internal and external alterations to facilitate conversion of barn to form 1 no. holiday cottage (Amendment to previously approved scheme PK08/2804/LB and PK11/3654/EXT)

**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 06/03/2013

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**APPLICATION NUMBER** PK13/0941/T    **APPLICATION TYPE** Works to Trees    **WARD NAME** Bitton

**LOCATION** 84 Bath Road Bitton Bristol South Gloucestershire BS30 6HS

**PROPOSAL** Works to 1no. Beech tree to reduce and reshape by 30% covered by Tree Preservation Order KTPO 01/87 dated 13 April 1987.

**DECISION** Approve with Conditions    **DATE OF DECISION** 22/04/2013    **DATE REGISTERED** 20/03/2013

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**APPLICATION NUMBER** PK13/0945/T    **APPLICATION TYPE** Trees in Conservation Area    **WARD NAME** Bitton

**LOCATION** 84 Bath Road Bitton Bristol South Gloucestershire BS30 6HS

**PROPOSAL** Works to fell 1no. Conifer tree and reduce and reshape by 30% 1no. Beech tree situated within Bitton Conservation Area.

**DECISION** No Objection    **DATE OF DECISION** 22/04/2013    **DATE REGISTERED** 20/03/2013

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**PARISH NAME** Bradley Stoke Town Council

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**APPLICATION NUMBER** PT13/0790/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Bradley Stoke South

**LOCATION** 49 Juniper Way Bradley Stoke Bristol South Gloucestershire BS32 0BR

**PROPOSAL** Conversion of existing garage to form additional living accommodation.

**DECISION** Approve with Conditions    **DATE OF DECISION** 25/04/2013    **DATE REGISTERED** 07/03/2013

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**PARISH NAME** Charfield Parish Council

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**APPLICATION NUMBER** PT13/1118/N    **APPLICATION TYPE** Non Material Amendment    **WARD NAME** Charfield

**LOCATION** 60 Wotton Road Charfield South Gloucestershire GL12 8SR

**PROPOSAL** Non-material amendment to PT12/4029/F to incorporate installation of 1no. rooflight to plots 3 and 4

**DECISION** No Objection    **DATE OF DECISION** 23/04/2013    **DATE REGISTERED** 09/04/2013

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**PARISH NAME** Dodington Parish Council

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**APPLICATION NUMBER** PK13/0648/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Dodington

**LOCATION** 89 Brockworth Yate Bristol South Gloucestershire BS37 8SN

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

**DECISION** Approve with Conditions    **DATE OF DECISION** 25/04/2013    **DATE REGISTERED** 04/03/2013

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**PARISH NAME** Doynton Parish Council

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**APPLICATION NUMBER** PK13/0644/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Longwell Green  
**LOCATION** 31 Williams Close Longwell Green Bristol South Gloucestershire BS30 9BS  
**PROPOSAL** Erection of two storey side extension to form additional living accommodation.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 22/04/2013    **DATE REGISTERED** 01/03/2013

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**APPLICATION NUMBER** PK13/0716/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Longwell Green  
**LOCATION** 6 Ceres Close Longwell Green Bristol South Gloucestershire BS30 9AR  
**PROPOSAL** Erection of single storey rear extension to form additional living accommodation.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 04/03/2013

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**PARISH NAME** Hawkesbury Parish Council

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**APPLICATION NUMBER** PK13/0900/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Cotswold Edge  
**LOCATION** Hainlands Chase Lane Inglestone Common Badminton South Gloucestershire GL9 1BX  
**PROPOSAL** Demolition of existing outbuildings and erection of detached building to form garage and store with associated works.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 18/03/2013

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**PARISH NAME** Iron Acton Parish Council

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**APPLICATION NUMBER** PK13/0863/T    **APPLICATION TYPE** Trees in Conservation Area    **WARD NAME** Frampton Cotterell  
**LOCATION** The Parish Meadows Park Street Iron Acton Bristol South Gloucestershire BS37 9UJ  
**PROPOSAL** Works to fell 28 no. trees and crown lift/removal of limbs/deadwood to 12 no. trees and replanting of trees in the Iron Acton Conservation Area. (See Arboricultural schedule for Parish Meadow dated August 2012).  
**DECISION** No Objection    **DATE OF DECISION** 23/04/2013    **DATE REGISTERED** 13/03/2013

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**PARISH NAME** Mangotsfield Rural Parish Council

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**APPLICATION NUMBER** PK13/0687/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Emersons Green  
**LOCATION** 2 Lulworth Crescent Downend Bristol South Gloucestershire BS16 6SB  
**PROPOSAL** Erection of two storey and single storey side extension to form additional living accommodation with integral garage.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 22/04/2013    **DATE REGISTERED** 01/03/2013

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**APPLICATION NUMBER** PK13/0762/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Rodway  
**LOCATION** 36 Stockwell Drive Mangotsfield Bristol South Gloucestershire BS16 9DW  
**PROPOSAL** Erection of two storey side and single storey rear extension to provide additional living accommodation.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 12/03/2013

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**APPLICATION NUMBER** PK13/0990/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Emersons Green  
**LOCATION** 6 Westons Brake Emersons Green Bristol South Gloucestershire BS16 7BP  
**PROPOSAL** Erection of single storey side extension to form additional living accommodation.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 24/04/2013    **DATE REGISTERED** 25/03/2013

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**PARISH NAME** None

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**APPLICATION NUMBER** PK12/3890/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Staple Hill  
**LOCATION** 119 Seymour Road Staple Hill Bristol South Gloucestershire BS16 4TB  
**PROPOSAL** Erection of new detached dwelling and associated works  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 27/11/2012

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**APPLICATION NUMBER** PK13/0669/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Rodway  
**LOCATION** 14 Cossham Street Mangotsfield Bristol South Gloucestershire BS16 9EN  
**PROPOSAL** Change of use from (Class A1) retail to (Class D1) Chiropractic exercise rehabilitation centre as defined by the Town and Country Planning (Use Classes) Order 1987 (as amended).  
**DECISION** Approve with Conditions    **DATE OF DECISION** 24/04/2013    **DATE REGISTERED** 04/03/2013

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**APPLICATION NUMBER** PK13/0815/C    **APPLICATION TYPE** Cert Lawful Use Proposed    **WARD NAME** Staple Hill  
**LOCATION** 63 Church Road Soundwell Bristol South Gloucestershire BS16 4RQ  
**PROPOSAL** Application for Certificate of Lawfulness for the proposed erection of a single storey rear extension.  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 12/03/2013

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**PARISH NAME** Oldland Parish Council

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**APPLICATION NUMBER** PK13/0564/A    **APPLICATION TYPE** Advertisements    **WARD NAME** Longwell Green  
**LOCATION** Unit 3 Aldermoor Way Longwell Green South Gloucestershire BS30 7DA  
**PROPOSAL** Display of 2no. internally illuminated statis-fascia signs and 1no. non-illuminated wall mounted sign  
**DECISION** Approve with Conditions    **DATE OF DECISION** 25/04/2013    **DATE REGISTERED** 04/03/2013

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**APPLICATION NUMBER** PK13/0602/T    **APPLICATION TYPE** Works to Trees    **WARD NAME** Bitton  
**LOCATION** 71 To 89 Caldicot Close Willsbridge Bristol South Gloucestershire BS30 6UZ  
**PROPOSAL** Works to reduce to 2no. mature ash and 2no. mature field maple trees to original reduction point covered by KPTPO 0776 dated 15 November 1976  
**DECISION** Approve with Conditions    **DATE OF DECISION** 23/04/2013    **DATE REGISTERED** 06/03/2013

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**APPLICATION NUMBER** PK13/0901/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Parkwall  
**LOCATION** 26 Causley Drive Barrs Court Bristol South Gloucestershire BS30 7BA  
**PROPOSAL** Erection of single storey side and rear extension to form additional living accommodation  
**DECISION** Approve with Conditions    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 18/03/2013

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

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**APPLICATION NUMBER** PT13/0506/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Pilning And Severn Beach

**LOCATION** 23 Redwick Road Pilning Bristol South Gloucestershire BS35 4LG

**PROPOSAL** Erection of first floor rear extension to provide additional living accommodation. (Retrospective) (Amendment to previously approved scheme PT09/5319/F to amend roof design).

**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 27/02/2013

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**APPLICATION NUMBER** PT13/1044/N      **APPLICATION TYPE** Non Material Amendment      **WARD NAME** Pilning And Severn Beach

**LOCATION** Queens Lodge New Passage Road Pilning Bristol South Gloucestershire BS35 4LZ

**PROPOSAL** Non material amendment to PT10/0787/F to the profile and materials of the roof of the proposed extension to be level with the attached garage and a minor change to the windows to include additional boarding.

**DECISION** Objection      **DATE OF DECISION** 24/04/2013      **DATE REGISTERED** 28/03/2013

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**PARISH NAME Pucklechurch Parish Council**

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**APPLICATION NUMBER** PK13/0782/T      **APPLICATION TYPE** Trees in Conservation Area      **WARD NAME** Boyd Valley

**LOCATION** The Old School 54 Parkfield Road Pucklechurch Bristol South Gloucestershire BS16 9PS

**PROPOSAL** Works to crown reduce by 40% 1 no. Leylandii , crown reduce by 25% 1 no. Laurel and crown thin by 20% 4 no. Apple trees and removal of 2 no. Leylandii trees situated within the Pucklechurch Conservation Area.

**DECISION** No Objection      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 19/03/2013

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**PARISH NAME Rangeworthy Parish Council**

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**APPLICATION NUMBER** PT13/0707/T      **APPLICATION TYPE** Works to Trees      **WARD NAME** Ladden Brook

**LOCATION** The Brambles Wotton Road Rangeworthy Bristol South Gloucestershire BS37 7LZ

**PROPOSAL** Works to 3 no. Apple trees to thin canopy by 30% in height trees covered by South Gloucestershire Council Tree Preservation Order 51/10 (The Conifers Wotton Road) dated 4th May 2011

**DECISION** Approve with Conditions      **DATE OF DECISION** 26/04/2013      **DATE REGISTERED** 08/03/2013

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**PARISH NAME Stoke Gifford Parish Council**

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**APPLICATION NUMBER** PT13/0670/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Stoke Gifford

**LOCATION** 283 Bakers Ground Stoke Gifford Bristol South Gloucestershire BS34 8GE

**PROPOSAL** Conversion of garage to form additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 23/04/2013      **DATE REGISTERED** 01/03/2013

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**APPLICATION NUMBER** PT13/0842/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Stoke Gifford

**LOCATION** 10 Tyrrel Way Stoke Gifford Bristol South Gloucestershire BS34 8UY

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

**DECISION** Approve with Conditions      **DATE OF DECISION** 25/04/2013      **DATE REGISTERED** 12/03/2013

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**PARISH NAME Tytherington Parish Council**

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**APPLICATION NUMBER** PT13/0725/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Ladden Brook  
**LOCATION** Holcombe Cottage Itchington Alveston South Gloucestershire BS35 3TJ  
**PROPOSAL** Erection of first floor side extension to provide additional living accommodation  
**DECISION** Approve with Conditions    **DATE OF DECISION** 23/04/2013    **DATE REGISTERED** 04/03/2013

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**APPLICATION NUMBER** PT13/1021/N    **APPLICATION TYPE** Non Material Amendment    **WARD NAME** Ladden Brook  
**LOCATION** Plot 1 Beechmount Duck Street Tytherington Wotton Under Edge South Gloucestershire GL12 8QB  
**PROPOSAL** Non Material Amendment to PT12/1769/F to install 1 no. velux window to North elevation and 1 no. to East elevation  
**DECISION** No Objection    **DATE OF DECISION** 22/04/2013    **DATE REGISTERED** 28/03/2013

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**PARISH NAME Wick And Abson Parish Council**

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**APPLICATION NUMBER** PK13/0261/A    **APPLICATION TYPE** Advertisements    **WARD NAME** Boyd Valley  
**LOCATION** Wick Ce Primary School Church Road Wick Bristol South Gloucestershire BS30 5PD  
**PROPOSAL** Display of 1no. non-illuminated banner advertisement. (Retrospective)  
**DECISION** Approve    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 14/03/2013

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**PARISH NAME Wickwar Parish Council**

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**APPLICATION NUMBER** PK13/0696/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Ladden Brook  
**LOCATION** Stable Cottage/Hill House West End Wickwar Wotton Under Edge South Gloucestershire GL12 8JZ  
**PROPOSAL** Erection of replacement section of boundary wall  
**DECISION** Approve with Conditions    **DATE OF DECISION** 25/04/2013    **DATE REGISTERED** 05/03/2013

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**APPLICATION NUMBER** PK13/0697/C    **APPLICATION TYPE** Conservation Areas    **WARD NAME** Ladden Brook  
**LOCATION** Stable Cottage/Hill House West End Wickwar Wotton Under Edge South Gloucestershire GL12 8JZ  
**PROPOSAL** Part demolition of boundary wall  
**DECISION** Approve with Conditions    **DATE OF DECISION** 25/04/2013    **DATE REGISTERED** 05/03/2013

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**APPLICATION NUMBER** PK13/0832/F    **APPLICATION TYPE** Full Planning    **WARD NAME** Ladden Brook  
**LOCATION** The Gables 60 High Street Wickwar Wotton Under Edge South Gloucestershire GL12 8NP  
**PROPOSAL** Erection of replacement front porch. (Retrospective).  
**DECISION** Approve    **DATE OF DECISION** 26/04/2013    **DATE REGISTERED** 12/03/2013

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**PARISH NAME Winterbourne Parish Council**

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**APPLICATION NUMBER** PT13/0610/L      **APPLICATION TYPE** Listed Building Consent      **WARD NAME** Winterbourne

**LOCATION** Rock House Mill Lane Hambrook Bristol South Gloucestershire BS16 1SA

**PROPOSAL** Installation of replacement windows and doors.

**DECISION** Approve with Conditions      **DATE OF DECISION** 23/04/2013      **DATE REGISTERED** 27/02/2013

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**PARISH NAME** Yate Town Council

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**APPLICATION NUMBER** PK13/0501/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate Central

**LOCATION** 56 Firgrove Crescent Yate Bristol South Gloucestershire BS37 7AG

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

**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 01/03/2013

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**APPLICATION NUMBER** PK13/0646/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate North

**LOCATION** 49 Church Road Yate Bristol South Gloucestershire BS37 5BH

**PROPOSAL** Erection of side conservatory.

**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 28/02/2013

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**APPLICATION NUMBER** PK13/0653/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate North

**LOCATION** 49 And 51 Station Road Yate Bristol South Gloucestershire BS37 5DF

**PROPOSAL** Erection of double garage.

**DECISION** Approve with Conditions      **DATE OF DECISION** 26/04/2013      **DATE REGISTERED** 06/03/2013

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**APPLICATION NUMBER** PK13/0659/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate Central

**LOCATION** 12 Chalford Close Yate Bristol South Gloucestershire BS37 4HR

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

**DECISION** Approve with Conditions      **DATE OF DECISION** 22/04/2013      **DATE REGISTERED** 28/02/2013

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**APPLICATION NUMBER** PK13/0760/F      **APPLICATION TYPE** Full Planning      **WARD NAME** Yate North

**LOCATION** 21 Dryleaze Yate Bristol South Gloucestershire BS37 7YX

**PROPOSAL** Erection of two storey front extension to provide additional living accommodation.

**DECISION** Approve with Conditions      **DATE OF DECISION** 26/04/2013      **DATE REGISTERED** 05/03/2013

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