

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

Date of Decisions 28 NOVEMBER 2016 – 4 DECEMBER 2016

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: 05/12/2016 - 11/12/2016

PARISH NAME Aust Parish Council

APPLICATION NUMBER PT16/4584/F **APPLICATION TYPE** Full Planning **WARD NAME** Severn**LOCATION** Priestpool Farm Ingst Road Olveston Bristol South Gloucestershire BS35 4AW**PROPOSAL** Conversion of agricultural building to form 1no. dwelling with associated works.**DECISION** Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 08/08/2016

PARISH NAME Bitton Parish Council

APPLICATION NUMBER PK16/5614/LB **APPLICATION TYPE** Listed Building Consent **WARD NAME** Bitton**LOCATION** The Lock-Keeper Keynsham Road Keynsham Bristol South Gloucestershire BS31 2DD**PROPOSAL** External alterations to public house to replace signage.**DECISION** Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 19/10/2016

APPLICATION NUMBER PK16/5616/ADV **APPLICATION TYPE** Advertisements **WARD NAME** Bitton**LOCATION** The Lock-Keeper Keynsham Road Keynsham Bristol South Gloucestershire BS31 2DD**PROPOSAL** Display of 1no. non-illuminated fascia sign, 1no. internally illuminated hanging sign, 2no. fascia signs with individual lettering.**DECISION** Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 19/10/2016

APPLICATION NUMBER PK16/5705/TCA **APPLICATION TYPE** Trees in Conservation Area **WARD NAME** Bitton**LOCATION** 134 Bath Road Bitton Bristol South Gloucestershire BS30 6HS**PROPOSAL** Works to crown reduce 2no. silver maple trees by 5-6m to leave a height of 9-12m and radial spread of 9-12m, crown thin by 20% and crown lift to leave a ground clearance height of 5-6 metres in Bitton Conservation Area.**DECISION** No Objection **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 04/11/2016

APPLICATION NUMBER PK16/5886/TRE **APPLICATION TYPE** Works to Trees **WARD NAME** Bitton**LOCATION** 7 Harrington Close Bitton Bristol South Gloucestershire BS30 6AT**PROPOSAL** Works to crown thin 3 no. Lime trees by 30% and reduce limbs by 3m to previous reduction points to 1 no. Horse Chestnut all trees covered by SGTPO no. 11/72 dated 1st February 1972**DECISION** Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 03/11/2016

APPLICATION NUMBER PK16/5896/TCA **APPLICATION TYPE** Trees in Conservation Area **WARD NAME** Bitton

LOCATION Perry Orchard Wick Lane Upton Cheyney Bristol South Gloucestershire BS30 6NQ

PROPOSAL Works to 1 no. Leyland Cyprus to reduce height by 3m, 1 no. Lime end weight reduced to clear from Spruce remove 2m of growth reduce limbs by 3m and on South side 2m from ground, 1 no. Sycamore remove limb next to footpath that is ring barked at base on east side all trees situated within the Upton Cheyney Conservation Area

DECISION No Objection **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 10/11/2016

PARISH NAME Bradley Stoke Town Council

APPLICATION NUMBER PT16/6056/F **APPLICATION TYPE** Full Planning **WARD NAME** Bradley Stoke North

LOCATION Linden House Almondsbury Business Centre Woodlands Bradley Stoke Bristol South Gloucestershire BS32 4QH

PROPOSAL Change of use from Office Use (Class B1a) to Mixed Use (Class B1 and D1) as defined in the Town and Country Planning (Use Classes) Order 1987 (as amended).

DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 04/11/2016

PARISH NAME Cold Ashton Parish Council

APPLICATION NUMBER PK16/6023/HED **APPLICATION TYPE** Hedgerow Regs 1997 **WARD NAME** Boyd Valley

LOCATION Northside Of The A420 Toghill Barn Farm London Road Wick South Gloucestershire BS30 5RU

PROPOSAL Removal of 265m length of hedgerow to create an adequate visibility splay.

DECISION Refuse **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 01/11/2016

APPLICATION NUMBER PK16/6044/TCA **APPLICATION TYPE** Trees in Conservation Area **WARD NAME** Boyd Valley

LOCATION Cold Ashton Manor Hyde's Lane Cold Ashton Chippenham South Gloucestershire SN14 8JU

PROPOSAL Works to 1no. Beech tree to crown reduce to leave a height of 15-16m and radial spread of 16m situated within Cold Ashton Conservation Area.

DECISION No Objection **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 14/11/2016

PARISH NAME Cromhall Parish Council

APPLICATION NUMBER PT16/2919/F **APPLICATION TYPE** Full Planning **WARD NAME** Charfield

LOCATION 6 The Burltons Cromhall Wotton Under Edge South Gloucestershire GL12 8BH

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

DECISION Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 18/05/2016

APPLICATION NUMBER PT16/5194/F **APPLICATION TYPE** Full Planning **WARD NAME** Charfield

LOCATION Heathend House Farm Bristol Road Cromhall Wotton Under Edge South Gloucestershire GL12 8AR

PROPOSAL Conversion of an existing barn to form 1 no. dwelling and associated works. Erection of detached garage.

DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 28/09/2016

APPLICATION NUMBER PT16/6242/PNA **APPLICATION TYPE** Prior Notification **WARD NAME** Charfield
Agricultural/For

LOCATION Varley Farm Talbots End Cromhall Wotton Under Edge South Gloucestershire GL12 8AJ

PROPOSAL Prior notification of the intention to erect an agricultural building for the storage of seed, feed and agricultural vehicles.

DECISION No Objection **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 16/11/2016

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

APPLICATION NUMBER PK16/5264/F **APPLICATION TYPE** Full Planning **WARD NAME** Downend

LOCATION 36 - 38 Buckingham Gardens Downend Bristol South Gloucestershire BS16 5TW

PROPOSAL Erection of rear extension and installation of solar panels to roof and change of use from redundant NHS offices and child clinic (sui generis) to Childrens Day Nursery (Class D1) as defined in Town and Country (Use Classes) Order 1987 (as amended) Amendment to previously approved scheme PK15/2641/F

DECISION Approve with Conditions **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 20/10/2016

APPLICATION NUMBER PK16/5404/F **APPLICATION TYPE** Full Planning **WARD NAME** Downend

LOCATION 94 Downend Road Downend Bristol South Gloucestershire BS16 5EE

PROPOSAL Demolition of existing garage and erection of two storey side extension to form additional living accommodation.

DECISION Refuse **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 19/10/2016

APPLICATION NUMBER PK16/6149/CLP **APPLICATION TYPE** Cert Lawful Use Proposed **WARD NAME** Downend

LOCATION 110 Badminton Road Downend Bristol South Gloucestershire BS16 6ND

PROPOSAL Certificate of lawfulness for the proposed installation of rear and side dormer windows

DECISION Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 08/11/2016

APPLICATION NUMBER PK16/6283/NMA **APPLICATION TYPE** Non Material Amendment **WARD NAME** Downend

LOCATION 22 Amberley Road Downend Bristol South Gloucestershire BS16 2RP

PROPOSAL Non Material Amendment to planning permission PK16/0983/F to install a ground floor rear window

DECISION No Objection **DATE OF DECISION** 07/12/2016 **DATE REGISTERED** 16/11/2016

PARISH NAME **Doynton Parish Council**

APPLICATION NUMBER PK16/5529/F **APPLICATION TYPE** Full Planning **WARD NAME** Boyd Valley

LOCATION Woodmead Church Road Doynton Bristol South Gloucestershire BS30 5SU

PROPOSAL Erection of outbuilding to form workshop and stables incidental to main dwelling.

DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 14/10/2016

PARISH NAME **Emersons Green Town Council**

APPLICATION NUMBER PK16/5578/PDR **APPLICATION TYPE** PR Rights Removed **WARD NAME** Emersons Green

LOCATION 2 Howells Mead Emersons Green Bristol South Gloucestershire BS16 7DT

PROPOSAL Erection of rear conservatory.

DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 13/10/2016

APPLICATION NUMBER PK16/5996/PNH **APPLICATION TYPE** Prior Notification Householder **WARD NAME** Emersons Green

LOCATION 3 Berkeley Way Emersons Green Bristol South Gloucestershire BS16 7BZ

PROPOSAL Erection of single storey rear extension, which would extend beyond the rear wall of the original house by 5 metres, for which the maximum height would be 3.36 metres and for which the height of the eaves would be 2.475 metres

DECISION Refuse **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 10/11/2016

PARISH NAME **Filton Town Council**

APPLICATION NUMBER PT16/3557/F **APPLICATION TYPE** Full Planning **WARD NAME** Filton

LOCATION 544 Filton Avenue Horfield South Gloucestershire BS7 0QG

PROPOSAL Change of use from Restaurant (Class A3) to a mixed use of Restaurant and Takeaway (Class A3 and A5) as defined in Town and Country Planning (Use Classes) Order 1987 (as amended). (Retrospective).

DECISION Approve with Conditions **DATE OF DECISION** 07/12/2016 **DATE REGISTERED** 01/07/2016

APPLICATION NUMBER PT16/4353/F **APPLICATION TYPE** Full Planning **WARD NAME** Filton

LOCATION East Works Site Gloucester Road North Filton South Gloucestershire BS34 7BQ

PROPOSAL Erection of a Trade Warehouse (Class B8) with associated service yard, loading bay and parking.

DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 08/08/2016

PARISH NAME **Frampton Cotterell Parish Council**

APPLICATION NUMBER PT16/5755/F **APPLICATION TYPE** Full Planning **WARD NAME** Frampton Cotterell

LOCATION 29 School Road Frampton Cotterell Bristol South Gloucestershire BS36 2DB

PROPOSAL Demolition of existing garage and erection of replacement single garage.

DECISION Approve with Conditions **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 31/10/2016

PARISH NAME **Hanham Parish Council**

APPLICATION NUMBER PK16/5591/F **APPLICATION TYPE** Full Planning **WARD NAME** Hanham

LOCATION Mcdonalds Restaurants Ltd Aspects Leisure Park Leisure Road Kingswood Bristol South Gloucestershire BS15 9LA

PROPOSAL Alterations to elevations to include new drive thru booths comprising aluminium cladding surrounds. Erection of a single storey rear extension. (Alternative scheme to PK16/5594/F).

DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 24/10/2016

APPLICATION NUMBER PK16/5592/ADV **APPLICATION TYPE** Advertisements **WARD NAME** Hanham
LOCATION Mcdonalds Restaurants Ltd Aspects Leisure Park Leisure Road Kingswood Bristol South Gloucestershire BS15 9LA
PROPOSAL Retention of 3no. internally illuminated fascia signs to be re-lamped with LEDs. Display of 1no. internally illuminated height restrictor monolith.
DECISION Approve **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 24/10/2016

APPLICATION NUMBER PK16/5594/F **APPLICATION TYPE** Full Planning **WARD NAME** Hanham
LOCATION Mcdonalds Restaurants Ltd Aspects Leisure Park Leisure Road Kingswood Bristol South Gloucestershire BS15 9LA
PROPOSAL Alterations to elevations to include new drive thru booths, aluminium fascia box and full height glazing and erection of extensions with associated works. (Alternative scheme to PK16/5591/F).
DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 24/10/2016

APPLICATION NUMBER PK16/5618/F **APPLICATION TYPE** Full Planning **WARD NAME** Hanham
LOCATION 16 Lower Chapel Road Hanham Bristol South Gloucestershire BS15 8SH
PROPOSAL Erection of 2no apartments over detached garage block with access and associated works (Amendment to previously approved PK15/4917/F).
DECISION Refuse **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 17/10/2016

APPLICATION NUMBER PK16/6217/NMA **APPLICATION TYPE** Non Material Amendment **WARD NAME** Hanham
LOCATION Broadlands 16 Hollyquest Road Hanham Bristol South Gloucestershire BS15 9NT
PROPOSAL Non Material Amendment to planning permission PK16/2148/F to make approved drawings the subject of a planning condition.
DECISION No Objection **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 11/11/2016

PARISH NAME None

APPLICATION NUMBER PK16/4837/F **APPLICATION TYPE** Full Planning **WARD NAME** Woodstock
LOCATION Fairview House Residential Home 42 Hill Street Kingswood South Gloucestershire BS15 4ES
PROPOSAL Partial demolition of existing care home and erection of two storey and single storey extensions to create six additional bedrooms.
DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 30/08/2016

APPLICATION NUMBER PK16/5313/F **APPLICATION TYPE** Full Planning **WARD NAME** Rodway
LOCATION 50 Burley Grove Mangotsfield Bristol South Gloucestershire BS16 5PZ
PROPOSAL Erection of a two storey rear extension to form additional living accommodation.
DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 25/10/2016

APPLICATION NUMBER PK16/5962/F **APPLICATION TYPE** Full Planning **WARD NAME** Staple Hill
LOCATION Crossman Residence Broad Street Staple Hill South Gloucestershire BS16 5LS
PROPOSAL Installation of air conditioning unit.
DECISION Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 28/10/2016

PARISH NAME **Oldland Parish Council**

APPLICATION NUMBER PK16/6122/F **APPLICATION TYPE** Full Planning **WARD NAME** Longwell Green
LOCATION 25 Bakersfield Longwell Green Bristol South Gloucestershire BS30 9YW
PROPOSAL Extension to existing front porch.
DECISION Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 08/11/2016

PARISH NAME **Oveston Parish Council**

APPLICATION NUMBER PT16/5713/F **APPLICATION TYPE** Full Planning **WARD NAME** Severn
LOCATION Rockleaze Cottage The Down Old Down South Gloucestershire BS32 4PU
PROPOSAL Demolition of existing conservatory. Erection of a two storey and single storey rear extension to provide additional living accommodation.
DECISION Refuse **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 20/10/2016

APPLICATION NUMBER PT16/6065/TCA **APPLICATION TYPE** Trees in Conservation Area **WARD NAME** Severn
LOCATION 13 Denys Court Oveston Bristol South Gloucestershire BS35 4DW
PROPOSAL Works to fell 1 no. Ash tree and pollard and coppice various Willow trees as stated on application form all of the trees situated within the Oveston Conservation Area
DECISION No Objection **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 03/11/2016

PARISH NAME **Patchway Town Council**

APPLICATION NUMBER PT16/5497/ADV **APPLICATION TYPE** Advertisements **WARD NAME** Patchway
LOCATION Land At Charlton Boulevard Site MU6 Charlton Hayes South Gloucestershire BS34 5AZ
PROPOSAL Display of 3no. externally illuminated V boards and 2no. non-illuminated flag poles.
DECISION Approve **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 19/10/2016

APPLICATION NUMBER PT16/5572/F **APPLICATION TYPE** Full Planning **WARD NAME** Patchway
LOCATION 10 Pretoria Road Patchway Bristol South Gloucestershire BS34 5PT
PROPOSAL Erection of single storey front and side extension, two storey side extension and single storey and two storey rear extensions to provide additional living accommodation.
DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 13/10/2016

PARISH NAME **Pucklechurch Parish Council**

APPLICATION NUMBER PK16/5172/ADV **APPLICATION TYPE** Advertisements **WARD NAME** Boyd Valley

LOCATION Fleur De Lys 12 Shortwood Road Pucklechurch Bristol South Gloucestershire BS16 9RA

PROPOSAL Display of various internally and externally illuminated and non illuminated advertisement signs.

DECISION Approve **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 17/10/2016

PARISH NAME **Sodbury Town Council**

APPLICATION NUMBER PK16/4511/F **APPLICATION TYPE** Full Planning **WARD NAME** Cotswold Edge

LOCATION Upper Coombs End Farm Chapel Lane Old Sodbury Bristol South Gloucestershire BS37 6SQ

PROPOSAL Erection of an agricultural building for the storage of fodder, equipment and machinery.

DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 02/09/2016

PARISH NAME **Stoke Gifford Parish Council**

APPLICATION NUMBER PT16/4626/RVC **APPLICATION TYPE** Removal Var Con
Sec 73 **WARD NAME** Frenchay And
Stoke Park

LOCATION B And Q Fox Den Road Stoke Gifford South Gloucestershire BS34 8SP

PROPOSAL Installation of full height glazing and sliding double door and creation of trolley bay to facilitate variation of conditions 11 and 16 attached to planning permission PT00/0215/F to allow the subdivision of unit and permit the retail sale of food and drink from 2323 square metres of floorspace.

DECISION Approve with Conditions **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 09/08/2016

APPLICATION NUMBER PT16/5382/CLE **APPLICATION TYPE** Cert Lawful Use
Existing **WARD NAME** Frenchay And
Stoke Park

LOCATION Barnes Court Whitley Mead Stoke Gifford Bristol South Gloucestershire BS34 8XT

PROPOSAL Application for a Certificate of lawfulness that development (as defined by Section 56 of the Town and Country Planning Act 1990) has commenced prior to 31st July 2016 in accordance with condition 1 of planning permission PT13/2304/EXT.

DECISION Approve **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 06/10/2016

APPLICATION NUMBER PT16/5638/PDR **APPLICATION TYPE** PR Rights
Removed **WARD NAME** Stoke Gifford

LOCATION 60 Bakers Ground Stoke Gifford Bristol South Gloucestershire BS34 8GF

PROPOSAL Replacement of garage door with window to facilitate conversion of garage to living accommodation.
(Retrospective)

DECISION Approve with Conditions **DATE OF DECISION** 06/12/2016 **DATE REGISTERED** 17/10/2016

APPLICATION NUMBER PT16/5642/F **APPLICATION TYPE** Full Planning **WARD NAME** Stoke Gifford

LOCATION 60 Bakers Ground Stoke Gifford Bristol South Gloucestershire BS34 8GF

PROPOSAL Alterations to existing front canopy to form porch.

DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 17/10/2016

APPLICATION NUMBER PT16/5743/ADV **APPLICATION TYPE** Advertisements **WARD NAME** Stoke Gifford

LOCATION Virgin Active Health Centre Hunts Ground Road Stoke Gifford South Gloucestershire BS34 8HN

PROPOSAL Display of 5no. non-illuminated totem signs, 1no. non-illuminated freestanding sign; and 2no. internally illuminated fascia signs.

DECISION Approve with Conditions **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 20/10/2016

APPLICATION NUMBER PT16/6108/F **APPLICATION TYPE** Full Planning **WARD NAME** Frenchay And Stoke Park

LOCATION Northleigh House Lime Kiln Close Stoke Gifford Bristol South Gloucestershire BS34 8SR

PROPOSAL Erection of extension to entrance lobby.

DECISION Approve with Conditions **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 07/11/2016

PARISH NAME **Thornbury Town Council**

APPLICATION NUMBER PT16/5676/F **APPLICATION TYPE** Full Planning **WARD NAME** Thornbury North

LOCATION 50 Gloucester Road Thornbury Bristol South Gloucestershire BS35 1JQ

PROPOSAL Erection of two storey side extension to form additional living accommodation. Alterations to existing vehicular access

DECISION Approve with Conditions **DATE OF DECISION** 07/12/2016 **DATE REGISTERED** 19/10/2016

PARISH NAME **Tytherington Parish Council**

APPLICATION NUMBER PT16/5233/F **APPLICATION TYPE** Full Planning **WARD NAME** Ladden Brook

LOCATION Cedar Cottage New Road Tytherington South Gloucestershire GL12 8UP

PROPOSAL Erection of a detached garden store.

DECISION Refuse **DATE OF DECISION** 09/12/2016 **DATE REGISTERED** 12/10/2016

PARISH NAME **Westerleigh Parish Council**

APPLICATION NUMBER PK16/5646/F **APPLICATION TYPE** Full Planning **WARD NAME** Westerleigh

LOCATION Greenacres Park Ram Hill Coalpit Heath South Gloucestershire BS36 2UB

PROPOSAL Change of use of land for the siting of 2no. mobile homes with hardstanding and associated works. (Retrospective).

DECISION Refuse **DATE OF DECISION** 08/12/2016 **DATE REGISTERED** 26/10/2016

PARISH NAME **Winterbourne Parish Council**

APPLICATION NUMBER PT16/5683/F **APPLICATION TYPE** Full Planning **WARD NAME** Winterbourne

LOCATION 47 St Francis Drive Winterbourne Bristol South Gloucestershire BS36 1PZ

PROPOSAL Removal of existing render and re-cladding with 20mm brick slips.

DECISION Approve with Conditions **DATE OF DECISION** 05/12/2016 **DATE REGISTERED** 19/10/2016

APPLICATION NUMBER PT16/6261/F

APPLICATION TYPE Full Planning

WARD NAME Frenchay And
Stoke Park

LOCATION 16 Riverwood Road Frenchay Bristol South Gloucestershire BS16 1NX

PROPOSAL Erection of a two storey rear extension to form additional living accommodation, to include a balcony with glazed screen.

DECISION Approve with Conditions

DATE OF DECISION 09/12/2016

DATE REGISTERED 16/11/2016
