



**MINUTES OF THE PLANNING COMMITTEE MEETING
HELD ON TUESDAY 7th NOVEMBER 2023.**

Present: Cllr Harrison Cllr Foxall Cllr Thornhill Cllr Shankland
Cllr Rymer Cllr Lipscombe-Kettel Cllr Stroud

In attendance: Roz Morton (Clerk)

PL111 23/24 To note Apologies for absence.
None received.

PL112 23/24 Declarations of Interest in items on the agenda.
None received.

PL113 no item – Agenda misnumbered.

PL114 23/24 To confirm the minutes of the meetings held on 17th October 2023
It was **RESOLVED** to confirm the minutes of the meeting held on the 17th October are a true and accurate record of the proceedings. Proposed Cllr Lipscombe-Kettel seconded Cllr Rymer – 5 in favour, two abstentions.

PL115 23/24 Matters Arising.

- **Update on planting timetable from Corylus re Milestone Lakes enforcement.** No update available.
- **Update on TRO.** Cllr Shankland is meeting with Dan Tiffney on Friday, but not update from the TRO team is available. Cllr Shankland will chase this.

PL116 23/24 To agree to adjourn the meeting for Public Participation - there is a 5-minute time limit. N/A

PL117 23/24 To agree to reconvene the meeting following Public Participation. N/A

PL118 23/24 To note decision notices for PERMITS / CONSENTS received: Noted.
23/02222/FUL | Variation of conditions 2 (approved drawings), 5 (timber doors and windows), 9 (details) and 10 (samples of paint finish) to introduce upvc windows and composite doors re permissions 15/02817/FUL - Residential development comprising the erection of five dwellings | Land At Waiten Hill Farm Coronation Street Fairford Gloucestershire – **PERMIT**
23/03116/COMPLY | Compliance with conditions 2 (Works to lintels) 3 (Opening up works) and 4 (Door Details) of consent 21/04011/LBC - Internal layout alterations to include new doorway in rear wall, replace existing glazing, amendments to external façade including replace existing plaque and associated works | Bank House High Street Fairford Gloucestershire GL7 4AD – **PERMIT**
23/03090/CLOPUD | Certificate of Lawful Proposed Use or Development under Section 192 of the Town and Country Planning Act 1990 for the siting of a caravan | The Old Bakery Manor Farm London Road Lechlade GL7 3DU – **REFUSED** – The Committee noted that PDR have been previously removed by condition, so that this development would require a formal planning application.
23/02730/TCONR | T1: Yew hedge along south boundary of property. Light trim of hedge on house side, top and ends. Trim back to inside of wall line on the wall side of hedge | Church View House Milton Street Fairford Gloucestershire GL7 4BN – **NO OBJECTION**

23/03120/NONMAT | Non-material amendment to the approved housing position of Plot 103.45 of permission 23/01806/FUL Variation of condition 2 (Approved plans) of permission 12/05033/REM-Reserved Matters application for the erection of 59 units and leisure facility including details of appearance and landscaping pursuant to Outline permission (ref. 09/00882/OUT) of plot 103.45+46 | Lakes 103 103A 104 And Milestone House London Road Fairford Gloucestershire – **REFUSED**. The Committee noted that the Town Council’s objection was cited in the officers recommendation for refusal.

23/02222/FUL | Variation of conditions 2 (approved drawings), 5 (timber doors and windows), 9 (details) and 10 (samples of paint finish) to introduce upvc windows and composite doors re permissions 15/02817/FUL - Residential development comprising the erection of five dwellings | Land At Waiten Hill Farm Coronation Street Fairford Gloucestershire – **PERMIT**

23/02747/FUL | Erection of two storey rear extension to replace single storey, replacement of first floor side extension, addition of porch, amendments to roof pitches, removal of cladding to front elevation and replacement with render and associated works | Haytor Cirencester Road Fairford Gloucestershire GL7 4BS – **PERMIT**

23/02754/TCONR | T1 - Apple - 30% crown reduction to reduce encroachment into the neighbouring property. 25% Crown thinning to reduce congestion and allow airflow and light. T2 - Hazle - Removal of small Hazel declining in health | Windgary Cottage London Street Fairford Gloucestershire GL7 4AQ – **NO OBJECTION**

23/03236/TCONR | T1 Walnut - Cut the tree back from the building to give approximately 1.5 m clearance and to reshape the whole tree to give it a natural shape | Fairford Town Council Fairford Community Centre High Street Fairford Gloucestershire GL7 4AF – **NO OBJECTION**

23/02928/TCONR | T1 - Whitebeam - fell | The Barn London Road Fairford Gloucestershire GL7 4AR – **NO OBJECTION**

23/02783/COMPLY | Compliance with condition 3 (Sample materials) of permission 21/04595/FUL - External alterations to the main house and outbuilding | Waynes Cottage The Croft Fairford Gloucestershire GL7 4BD – **PERMIT**

It is not clear from the accompanying photos what finish is being approved.

ACTION: Clerk to ascertain the approved finish.

23/00751/FUL | Conversion of outbuilding to dwellinghouse with associated works | Mount Pleasant Cottage Hatherop Road Fairford Gloucestershire GL7 4BA – **PERMIT**

PL119 23/24 To consider NEW PLANNING APPLICATIONS:

23/03047/FUL | Erection of single storey residential garage/storage building (mixed Use Class C3/B8) | Manor Farm London Road Lechlade Gloucestershire GL7 3DU
(Received CDC 28.09.2023. Validated 23.10.2023. Notification FTC 24.10.23. Deadline for response 14.11.2023). No comment.

23/03175/NOTDEM | Prior notification for the demolition of 2no. blocks of 18no. total garage units | Garages At Goodmans Terrace Fairford Gloucestershire
(Received CDC 11.10.2023. Validated 11.10.2023. Notification FTC 16.10.23. Deadline for response 06.11.2023). No comment.

PL120 23/24 To consider and agree a response to Green Infrastructure Strategy Evidence Update 2024.

Cllr Harrison circulated a draft response. The Committee agreed to make some minor changes to the document, add the information regarding the current allotments (“grow plots”) located at Fairford Gate and the current waiting list numbers.

ACTION: Cllr Harrison to update the submission and Clerk to add in allotment info prior to sending to CDC.

PL121 23/24 Items the Chairman considers urgent.

Cllr Harrison brought the following to the attention of the Committee:

Regarding the Lake 104 development:

para 6.2 of the PFA Consulting document entitled 'STATEMENT DEALING WITH FOUL WATER DISPOSAL' - D&A APPENDICES 7:1 FOUL WATER ' in the documents lists for 09/00872/OUT and 09/00882/OUT:-

"Effluent will be pumped from the proposed pumping station via a rising main to the existing foul sewer situated to the west of the site. This existing foul sewer in turn drains to the Beaumoor Farm pumping station from where effluent is conveyed to the Fairford Sewage Treatment Works situated at Horcot. Drawing no. C546/3 shows the indicative location of the proposed pumping station and the indicative route for the proposed rising main. *The precise location of the proposed pumping station and the precise route of the proposed rising main through the site will be determined at the reserved matters stage.*"

However, it is not evident that the details were submitted at the reserved matters stage, so, this (including the pumphouse) will presumably require a new planning application. This presumably needs to consider possible constraints due to archaeological remains identified in the field north of the Moor Farm SPS (HER ref 2480).

ACTION: Clerk to email the case officer and ask for information pertaining to the precise location of the pumping station etc.

Re. application: 23/01292/FUL (Curry King) – additional information was received in June. The application submitted revised drawings, however the objection submitted by the Town Council has not been addressed. The Committee agreed to submit a renewed objection which dealt with both the loss of business in the Town and also the comments made by the conservation officer which suggested that an application which sought to reinstate the frontage as per a photo from 1890 would be acceptable. Cllr Harrison agreed to draft a renewed objection and seek the views of District Cllr Mansilla on the status of the application.

ACTION: Cllr Harrison to draft a renewed objection.

ACTION: Clerk to contact Cllr Mansilla.

ACTION: Clerk to submit the objection.

Cllr Shankland requested input from all Councillors, prior to her meeting with Glos Highways, regarding potential cycle path routes and general road safety improvements in Fairford.

ACTION: Clerk to email request to Full Council

ACTION: Clerk to ascertain cost for Helix to update the transport plan written in 2016 as part of the NDP evidence base.

PL122 23/24 Date of next meeting 21st November 2023

There being no further business the meeting closed at 7.25pm

.....Chairman

.....2023