

**Minutes of a Meeting of the Planning Committee of  
Wrington Parish Council  
held in the John Locke Room on Thursday 25 August 2015**

<b>Present:</b>	Mr B Taylor (Chairman)	Mr D Glynn
	Mr J Rawlins	Mrs D Yamanaka
	Mrs P Ledbury	Ms J Bishop (Assistant Clerk)

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**1 Apologies for absence**

Apologies were received from Cllrs Bigg and Robertson.

**2 Declarations of Interest**

There were no declarations of interest.

**3 Public Participation**

There were no members of the public present.

**4 Minutes of the previous meeting**

The Minutes of the meeting held 4 August were reviewed and adopted as a true record. There were no matters arising.

**5 NSC Planning and Regulatory Committee**

It was noted that there were no items of direct relevance to Wrington on the agenda for the meeting held on 12 August apart from the appeals Councillors were already aware of.

**6 Decision Notices issued by NSC**

A list of Decision Notices had been circulated prior to the meeting and these were noted. In summary:-

- 15/P/1122/LDE – Orchard west of Barley Wood Gardens, Long Lane, Wrington, BS40 5SA – Approved.
- 15/P/1346/NMA - Bristol International Airport, North Side Road, Felton, BS48 3DY – Approved.
- 15/P/1360/PAI - Bristol International Airport, North Side Road, Felton, BS48 3DY – Approved.
- 15/P/1365/TPO - West Barn, West Hay Road, Wrington, BS40 5NP – withdrawn by applicant.
- 15/P/1789/PAI - Bristol International Airport, North Side Road, Felton, BS48 3DY – Approved (it was noted this had not been discussed by the Planning Committee as it was registered and approved by NSC and between Meetings).

It was also noted 15/P/1227/F (East Cottage, Broad Street, Wrington, BS40 5LD) had been approved, with the Decision Notice received after the meeting papers had been circulated.

## **7 Planning Applications**

A list of planning applications had been circulated prior to the meeting. Although not on the Agenda, Cllr Taylor proposed that the Meeting discuss applications 15/P/1884/PAI (Bristol International Airport, North Side Road, Wrington, BS48 3DY) and 15/P/1897/EIA1 (Land at Highfield Farm, Winters Lane, Redhill, Wrington, BS40 5SW) as NSC would make a decision on these before the next Planning Committee (15 September). The Meeting agreed.

### **Application 15/P/1759/F - Webbsbrook House, Silver Street, Wrington, BS40 5QL**

It was agreed the Council had no objections to this application.

### **Application 15/P/1773/F - 11 Church Court, Church Road, Redhill, Wrington, BS40 5SG**

It was agreed the Council had no objections to this application.

### **Application 15/P/1810/CUPA - Quarry Farm, Row Of Ashes Lane, Redhill, Wrington, BS40 5TU**

Councillors agreed to object to the application:-

- The applicant had not provided any evidence to substantiate the claim that the building was in agricultural use as at 20 March 2013.
- Planning history suggests that a large part of the site has been converted to a business park which casts doubt on the building being used for agriculture. This was highlighted by NSC in the Delegated Report on a previous application (14/P/2148/CUPA).
- The application mentions a bat survey but this is not available on NSC's website so Councillors could not comment on it.
- The site is in Green Belt.

### **Application 15/P/1822/TPO - 35 Garstons Close, Wrington, BS40 5QT**

It was agreed to object to this application as the applicant has provided no evidence to demonstrate the necessity of the work. It is proposed to prune the tree back to previous pruning points but Councillors could find no previous applications to prune the tree. However, Councillors felt that, if an arboriculturist's report could demonstrate the necessity to do the work, the Tree Officer might approve the application.

### **Application 15/P/1825/TPO - Wrington Vale Medical Practice, Station Road, Wrington**

Councillors discussed the fact that the trees had been pruned two weeks ago by the demolition crew working on site and, it was believed, further pruning may have taken place since. It was, therefore, agreed to object strongly to the application and ask NSC to take legal action against those responsible for the pruning.

### **Application 15/P/1852/F - 7 Alburys, Wrington, BS40 5NZ**

It was agreed the Council had no objections to this application.

**Application 15/P/1861/F - Council Houses, 4 Downside Road, Backwell, BS48 3DN**

It was noted the property is in Backwell Parish but close to the boundary. However, as none of the application documents were available on NSC's website, Councillors could not discuss the proposal. It was agreed the Assistant Clerk would contact NSC asking for an 48 hour extension to the deadline for comments to allow Councillors to consider the application at the next Planning Committee Meeting (15 September).

**Application 15/P/1884/PAI - Bristol International Airport, North Side Road, Wrington, BS48 3DY**

After discussion Councillors agreed not to submit a comment on this application.

**Application 15/P/1897/EIA1 - Land at Highfield Farm, Winters Lane, Redhill, Wrington, BS40 5SW**

Although not technically a planning application, Councillors agreed to submit the following observations:-

- The site is in Green Belt.
- The site is near Bristol Airport's runway which may create interference with radar communications.
- The height of the turbine could be dangerous to air traffic.
- The site is elevated and the proposed installation will have a considerable negative visual impact on the openness of the Green Belt.
- There appears to be no benefit to the community.
- The site is in a recognised bat foraging area and the proposal could interrupt foraging and/or cause physical harm to bats.
- Because of the above, Councillors felt a detailed Environmental Impact Assessment is necessary prior to any planning application being considered.

## **8 Other Planning Issues**

It was noted the Council had been informed of appeal APP/D0121/W/15/3132706 (application for removal of conditions 1, 2, 4, 6, 8 and 9 of 13/P/0352/F, F R R Ltd, Woodland off Brockely Combe Road, Wrington Warren, Wrington). It was agreed Cllr Glynn would draft a comment for submission to the Planning Inspectorate.

In relation to 15/P/1187/F (Hortswood Cottage, Long Lane, Wrington, BS40 5SP), it was noted amended drawings (changing the gable end) had been submitted to NSC. It was agreed no further comment was necessary.

The Meeting was closed at 7.00pm

**Chairman**